

Date: November 28, 2006

To: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

Agenda Item No. 8(P)(1)(F)

From: George M. Burgess
County Manager

Subject: Resolution Accepting Conveyances of Various Property Interests for Road Purposes
to Miami-Dade County, Florida

The following instruments are being forwarded in one (1) Resolution for Commission acceptance.

	<u>GRANTOR</u>	<u>INSTRUMENT</u>	<u>LOCATION</u>	<u>REMARKS</u>
1.	ROSEWOOD HOUSING LLC	RWD*	A portion of NW 48 Street starting approximately 144 feet West of NW 27 Avenue West for approximately 56 feet. (District 3)	Obtained in order to satisfy a condition for division of land without plat that requires right-of-way to be dedicated. NW 48 Street is paved.
2.	UNITY CENTER OF MIAMI, INC.	RWD*	A portion of SW 147 Avenue starting approximately 665 feet South of SW 160 Street South for approximately 328 feet. (District 11)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. SW 147 Avenue is paved.
3.	Maria Elena Rodriguez	RWD*	A portion of SW 184 Street from SW 118 Avenue West for approximately 77.8 feet and the radius return thereof. (District 11)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. Both SW 118 Avenue and SW 184 Street are paved.

	<u>GRANTOR</u>	<u>INSTRUMENT</u>	<u>LOCATION</u>	<u>REMARKS</u>
4.	FRANCISCO J. JIMENEZ and MARIA ELENA JIMENEZ	RWD*	A portion of SW 197 Avenue starting 150 feet South of SW 302 Street South for 155 feet. (District 8)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. SW 197 Avenue is paved.
5.	S.F. Speedy Construction Inc.	RWD*	A 25-foot radius return at NW 53 Street and NW 19 Avenue. (District 3)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. Both NW 19 Avenue and NW 53 Street are paved.
6.	Ray G. Behnejad	RWD*	A portion of SW 216 Street starting approximately 250 feet East of SW 122 Avenue East for 50 feet. (District 11)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. SW 216 Street is paved.
7.	Kristin M. Whelan & John P. Whelan	RWD*	A portion of SW 232 Street from SW 153 Court East for approximately 337 feet. (District 8)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. SW 232 Street is paved.
8.	Lincoln Rodriguez & Elizabeth A. Rodriguez	RWD*	A portion of SW 280 Street starting approximately 503 feet East of SW 202 Avenue East for approximately 168 feet. (District 11)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. SW 280 Street is paved.
9.	Angel Brito & Thelmys Arrazola Brito	RWD*	A portion of SW 344 Street from SW 214 Avenue East for approximately 332 feet. (District 11)	Obtained in order to satisfy a zoning requirement that all building sites abut a dedicated right-of-way. SW 334 Street is paved.
10.	Wal-Mart Stores East, LP	TSE*	A portion of NW ¼ of Section 12-52-41. NW 177 Street and NW 2 Avenue. (District 1)	Obtained to install traffic signal control book for traffic lights.

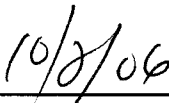
	<u>GRANTOR</u>	<u>INSTRUMENT</u>	<u>LOCATION</u>	<u>REMARKS</u>
11.	Patrick J. Rebull & Aida Salazar-Rebull	RWD*	A portion of SW 87 Avenue from SW 100 Street North for approximately 310 feet. (District 8)	Obtained in order to satisfy a condition for division of land without plat that requires rights-of-way to be dedicated. Both SW 87 Avenue and SW 100 Street are paved.
12.	EQUITY ONE (CORAL WAY) INC.	TSE**	A portion of SW 26 Street from SW 147 Avenue East approximately 310 feet. (District 11)	Obtained in order to satisfy a condition for division of land without plat that requires rights-of-way to be dedicated. Both SW 147 Avenue and Coral Way are paved.
13.	Atlas Property I, LLC	TCE***	A portion of NW 107 Avenue starting 730 feet North of NW 74 Street North for approximately 292 feet. (District 12)	Obtained to be able to access right-of-way line during construction process.
14.	Aran Properties, Inc.	RWD*	A portion of the East side of NW 112 Avenue from NW 41 Street North for approximately 265 feet and a portion of the West side of NW 112 Avenue from NW 41 Street North approximately 595 feet. (District 12)	Obtained for the widening of NW 112 Avenue and NW 41 Street through NW 42 Lane.
15.	93 rd St. Community Missionary Baptist Church, Inc.	QCD****	A portion of NW 23 Avenue starting approximately 110 feet from NW 92 Street North of about 160 feet. (District 2)	Obtained for the widening of NW 23 Avenue.

3

	<u>GRANTOR</u>	<u>INSTRUMENT</u>	<u>LOCATION</u>	<u>REMARKS</u>
16.	Beacon Lakes Community Development District	RWD*	A portion of NW 25 Street from NW 127 Avenue to NW 132 Place. (District 12)	Obtained in order to satisfy a platting condition. NW 25 Street is partially paved.



Assistant County Manager



Date

4



MEMORANDUM

(Revised)

TO: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

DATE: November 28, 2006

FROM: Murray A. Greenberg
County Attorney

SUBJECT: Agenda Item No. 8(P)(1)(F)

Please note any items checked.

_____ "4-Day Rule" ("3-Day Rule" for committees) applicable if raised

_____ 6 weeks required between first reading and public hearing

_____ 4 weeks notification to municipal officials required prior to public hearing

_____ Decreases revenues or increases expenditures without balancing budget

_____ Budget required

_____ Statement of fiscal impact required

_____ Bid waiver requiring County Manager's written recommendation

_____ Ordinance creating a new board requires detailed County Manager's report for public hearing

_____ Housekeeping item (no policy decision required)

_____ No committee review

5

Approved _____ Mayor

Veto _____

Override _____

Agenda Item No. 8(P)(1)(F)

11-28-06

RESOLUTION NO. _____

RESOLUTION ACCEPTING CONVEYANCES OF VARIOUS
PROPERTY INTERESTS FOR ROAD PURPOSES TO MIAMI-
DADE COUNTY, FLORIDA

WHEREAS, the following property owners/grantors have tendered instruments conveying to Miami-Dade County the property interests in parcels of land located within Miami-Dade County, Florida, for public purposes identified in the Manager's memorandum and the instruments of conveyance all of which are attached hereto and made a part hereof:

Property Owner's/Grantor's

1. **ROSEWOOD HOUSING LLC**
2. **UNITY CENTER OF MIAMI, INC.**
3. **Maria Elena Rodriguez**
4. **FRANCISCO J. JIMENEZ & MARIA ELENA JIMENEZ**
5. **S.F. Speedy Construction Inc.**
6. **Ray G. Behnejad**
7. **Kristin M. Whelan & John P. Whelan**
8. **Lincoln Rodriguez & Elizabeth A. Rodriguez**
9. **Angel Brito & Thelmys Arrazola Brito**
10. **Wal-Mart Stores East, LP**
11. **Patrick J. Rebull & Aida Salazar-Rebull**
12. **EQUITY ONE (CORAL WAY) INC.**
13. **Atlas Property I, LLC**
14. **Aran Properties, Inc.**
15. **93rd St. Community Missionary Baptist Church, Inc.**
16. **Beacon Lakes Community Development District**

WHEREAS, upon consideration of the recommendation of the Public Works Department, the County Commission finds and determines that the acceptance of such conveyances would be in the public's best interest,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that the conveyances by the above described property owners/grantors be and the same are hereby approved and accepted, and the Director of the Public Works Department is authorized and directed to cause said instruments to be filed for record among the Public Records of Miami-Dade County, Florida; provided, however, that it is specifically understood that neither this Board nor Miami-Dade County is obligated to construct any improvements within the above described properties tendered for road right-of-way.

The foregoing resolution was offered by Commissioner ,
who moved its adoption. The motion was seconded by Commissioner
and upon being put to a vote, the vote was as follows:

Joe A. Martinez, Chairman
Dennis C. Moss, Vice-Chairman

Bruno A. Barreiro
Audrey M. Edmonson
Sally A. Heyman
Dorrian D. Rolle
Katy Sorenson
Sen. Javier D. Souto

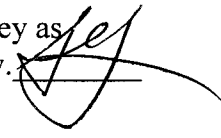
Jose "Pepe" Diaz
Carlos A. Gimenez
Barbara J. Jordan
Natacha Seijas
Rebeca Sosa

The Chairperson thereupon declared the resolution duly passed and adopted this 28th day of November, 2006. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

HARVEY RUVIN, CLERK

By: _____
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency. 

Thomas Goldstein

Return to:

Right-of-Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodriguez, PLS
Folio No.: 30-3121-023-0410
User Department: Public Works Department

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
BY CORPORATE PARTNERSHIP**

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 26th day of April, A.D. 2006, by ROSEWOOD HOUSING LLC, a Florida limited liability company, whose address is 1521 Alton Road #743, Miami Beach, Fl. 33139, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The North 10 feet of:

Lot 4 and the west 6 feet of Lot 3, "AMENDED PLAT OF BROWN'S SUBDIVISION", according to the plat thereof, as recorded in Plat Book 5, Page 98, of the Public Records of Miami-Dade County, Florida.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its heirs and assigns, and it shall have the right to immediately re-possess the same.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the party of the first part, by its Managing Partner, Andrea R. Kilpatrick, a FL corporation, has caused these presents to be signed for and on its behalf, and its corporate seal affixed hereto, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, Sealed, Attested and delivered in our presence:
(2 witnesses for each signature or for all).

John H. Copeland III
Witness

[Signature]
Printed Name

Larry Boynton
Witness

TERRI BOYNTON
Printed Name

Witness

Printed Name

Witness

PARTCORP.RWD

Printed Name
Rosewood Housing LLC,
a FL Limited Partnership,
by its Managing Partner,

_____,
a _____ Corporation

[Signature] (Seal)
By: _____ President

Andrea R. Kilpatrick
Printed Name

Address if different

Attest: _____ Secretary

Printed Name

Address if different

CORP SEAL

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 26 day of April, A.D. 2006,
before me, an officer duly authorized to administer oaths and take
acknowledgments, personally appeared Andrea Kilpatrick
and, President and Secretary, respectively,
of _____, a _____ corporation,
the _____ Partner of
_____, a
_____ Limited Partnership, personally known to me, or
proven, by producing the following forms of identification:

to be the officer(s) herein described respectively, and who
executed the foregoing instrument and acknowledged the execution
thereof to be (his/her/their) free act and deed as such officer(s)
for the purposes therein described.

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.

DeAnna Stinson
Notary Signature

DeAnna Stinson
Printed Notary Name

NOTARY SEAL/STAMP



DeAnna Stinson
Commission #DD174860
Expires: Dec 30, 2006
Bonded Thru
Atlantic Bonding Co., Inc

Notary Public, State of Florida

My commission expires: 12/31/2006

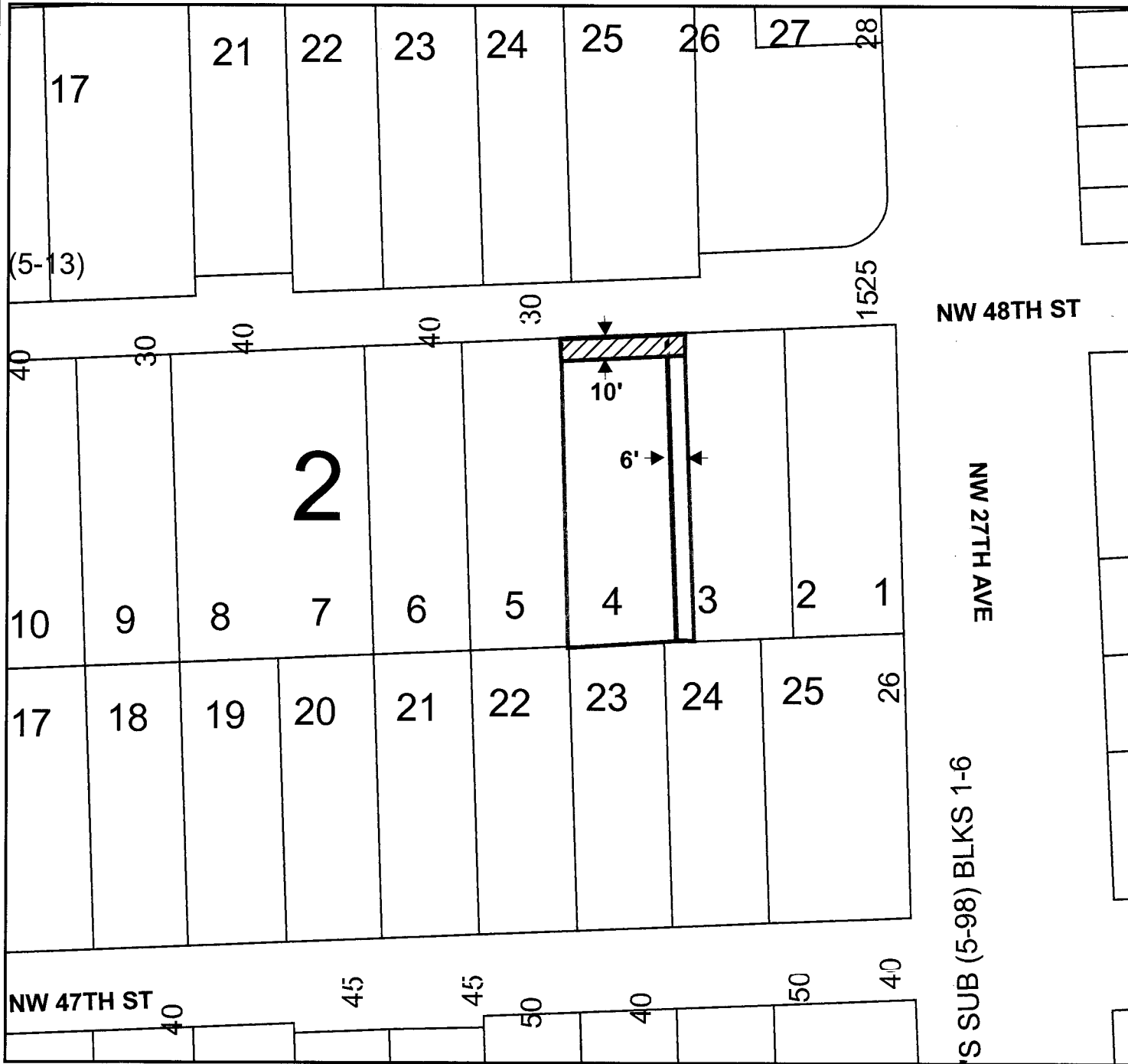
Commission/Serial No. DD-74860

The foregoing was accepted and approved on the 26 day of
_____, A.D. 2006, by Resolution No. _____
of the Board of County Commissioners of Miami-Dade County, Florida.

Special Assistant to the
County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-3121-023-0410

Municipality: UNINCORPORATED

Legal:

21 53 41



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

AMD PL OF BROWNS SUB
PB 5-98 LOT 4 & W6FT OF
LOT 3 BLK 2 PR ADD 2732
NW 48 ST LOT SIZE 56.600 X 152
COC 23948-0643 06
2005 3



NTS



12
MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION
111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825



Prepared by: Yazmin Moreno
August 9th, 2006

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Malcolm Wright
Folio No.: 30-5928-000-0170
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
BY CORPORATION**

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 25th day of February, A.D. 2006, by and between UNITY CENTER OF MIAMI, INC, a corporation under the laws of the State of Florida, and having its office and principal place of business at 16320 SW 147th Avenue, Miami, Florida 33187, party of the first part, and MIAMI-DADE COUNTY, a political subdivision of the State of Florida, and its successors in interest, whose Post Office address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

See attached Exhibit "A"

EXHIBIT "A"

LEGAL DESCRIPTION

5.00 FOOT RIGHT OF WAY DEDICATION TO MIAMI-DADE COUNTY, FLORIDA

THE WEST 5.00 FEET OF THE EAST 40.00 FEET OF THE NORTH $\frac{1}{2}$ OF THE
SOUTHEAST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION
28, TOWNSHIP 55 SOUTH, RANGE 39 EAST, LYING IN MIAMI-DADE COUNTY,
FLORIDA

OK

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its successors and assigns, and it or they shall have the right to immediately re-possess the same.

And the said party of the first part will defend the title to said land against the lawful claims of all persons whomsoever, claiming by, through or under it.

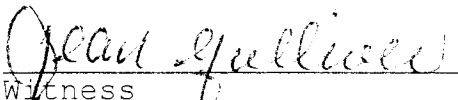
IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name, and its Corporate Seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, Sealed, Attested and delivered in our presence:

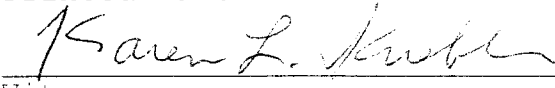
(2 witnesses for each signature or for all).


Witness

CHERYL ANN W. PESTAINA
Printed Name


Witness

JEAN GULLIVER
Printed Name


Witness

KAREN L. KOEBLER
Printed Name


Witness

Witness

Gregory Simpson
Printed Name

Unity Center of Miami
Name of Corporation

Mamie Spring (Sign)
By: _____ President

MAMIE SPRING
Printed Name

Address if different

[Signature] (Sign)
Attest: _____ Secretary

Barbara Bowdler
Printed Name

Address if different

CORP SEAL

STATE OF FLORIDA)

COUNTY OF MIAMI DADE COUNTY)

I HEREBY CERTIFY, that on this 25th day of
FEB, A.D. 2006, before me, an officer duly
authorized to administer oaths and take acknowledgments
personally appeared _____

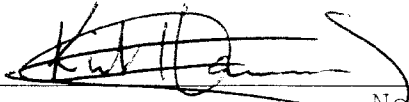
_____ and _____, personally known to me, or
proven, by producing the following identification: DENVER USANCE

MAMIE SPRING & BARBARA BOWDAR to be the
President and _____ Secretary of _____

Unity Center of Miami, Inc, a corporation
under the laws of the State of FLORIDA, and in whose
name the foregoing instrument is executed and that said
officer(s) severally acknowledged before me that KIRT HARRIS
executed said instrument acting under the authority duly
vested by said corporation and its Corporate Seal is affixed

thereto.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



Notary Signature

KIRT HARRIS

Printed Notary Name

NOTARY SEAL/STAMP

NOTARY PUBLIC-STATE OF FLORIDA
 **Kirt Harris**
Commission # DD451070
Expires: JULY 14, 2009
Bonded Thru Atlantic Bonding Co., Inc.

Notary Public, State of

FLORIDA

My commission expires: JULY 14 2009

Commission/Serial No. DD451070

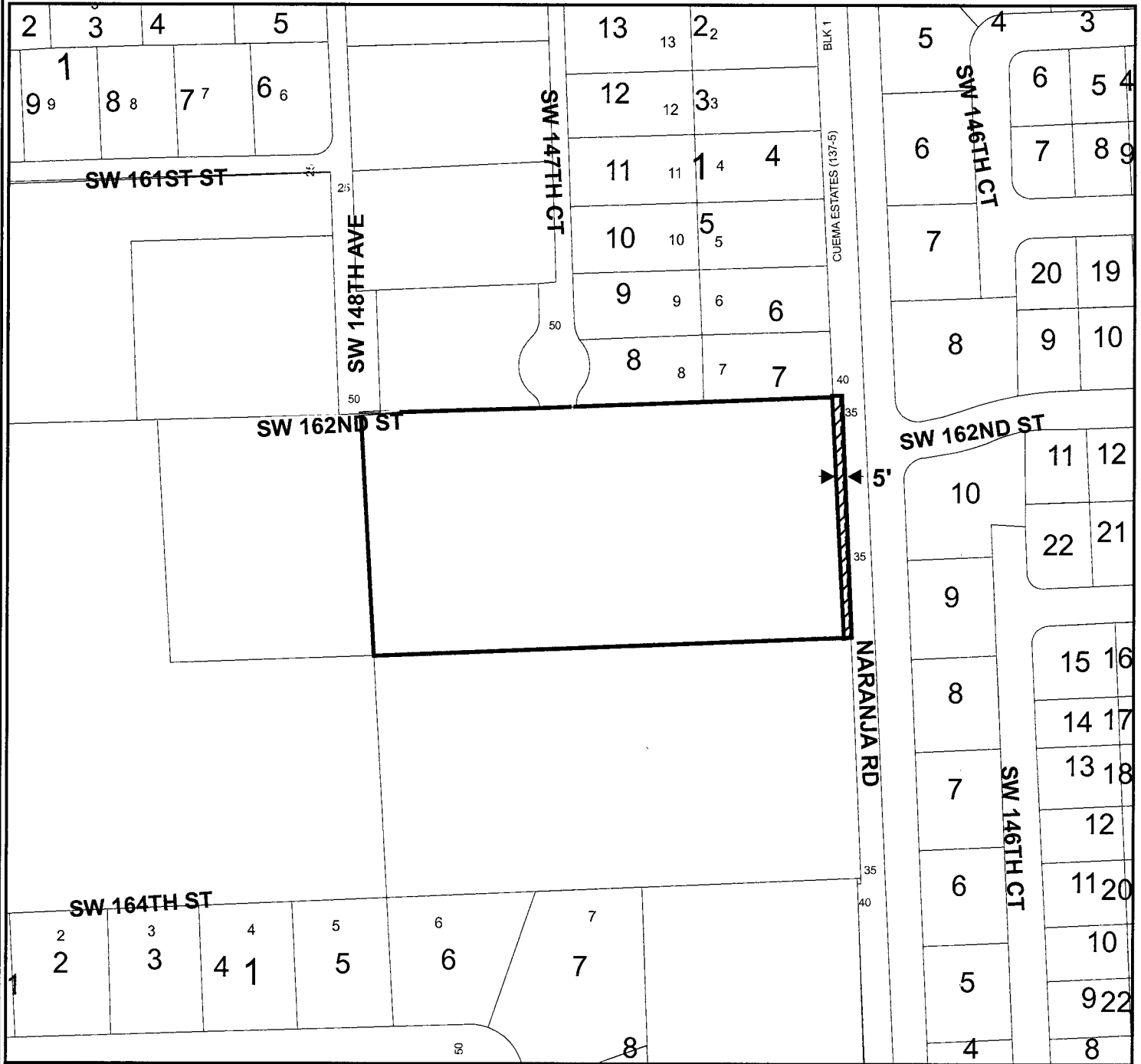
The foregoing was accepted and approved on the ____ day of _____, A.D. 200__, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida, a political subdivision of the State of Florida.

Pedro G. Hernández, P.E.

Deputy County Manager

ATTEST: **HARVEY RUVIN,**
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-5928-000-0170

Municipality: UNINCORPORATED

Legal:

28 55 39



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

5 AC N1/2 OF
SE1/4 OF NE1/4 OF SE1/4
LESS E35FT LOT SIZE
IRREGULAR OR 20224-2683
022002 1



NTS

18

MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION

111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825



Prepared by: Yazmin Moreno
August 9th, 2006

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodríguez, PLS
Folio No. 30-5936-003-2640
User Department: Public Works

RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 7 day of July, A.D. 2006, by and between Maria Elena Rodriguez a single women, whose address is 11805 SW 184 Street, Miami, Florida 33177, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to her in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The south 5 feet of Lots 46, 47 and 48 of Block 24 of SO. MIAMI HEIGHTS ADDITION "C", according to the plat thereof, as recorded in Plat Book 23, Page 17, of Miami-Dade County, Florida;

And

The area within said Lot 48 bounded by the easterly extension of the north line of said south 5 feet, bounded by the southerly extension of the east line of said Block 24, and bounded by a 25 foot radius arc concave to the northwest, said arc being tangent to both of the last described lines.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, their heirs and assigns, and they shall have the right to immediately re-possess the same.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, has hereunto set her hand and seal, the day and year first above written.

Signed, Sealed and Delivered in our presence:

(2 witnesses for each signature of for all)


Witness

CLARA Fernandez
Witness Printed Name


Witness

Eduardo Fernandez
Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

 (Sign)

Maria Elena Rodriguez
Printed Name

Same.
Address (if different)

(Sign)

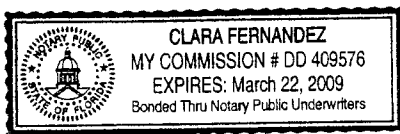
Printed Name

Address (if different)

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 7 day of July, 2006, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Maria Elena Rodríguez, personally known to me, or proven, by producing the following methods of identification: FDC to be the person(s) who executed the foregoing instrument freely and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



Clara Fernandez
Notary Signature

CLARA Fernandez
Printed Notary Name

NOTARY SEAL/STAMP

Notary Public, State of Florida
My commission expires: March 22, 2009
Commission/Serial No. DD 409576

The foregoing was accepted and approved on the _____ day of _____, A.D. 200_, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Pedro G. Hernández, P.E.

Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



RIGHTS ADD C RESUB (30-49) TRS 1,2,5 THRU 8,
THRU 20,23 & 24

THIS IS NOT A SURVEY

30-5936-003-2640

Municipality: UNINCORPORATED



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

Legal:

36 55 39

S MIAMI HEIGHTS ADD C
PB 23-17 LOTS 46 THRU 48
BLK 24 LOT SIZE 8085 SQ
FT F/A/U 30-5936-003-2631
OR 20181-0112 012002 6

**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
August 11, 2006

N



NTS

22

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:
EDUARDO RIUSECH, PA

Folio No. 30-7810-001-0150

User Department: Public Works

RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 13th day of June, A.D. 2006, by and between FRANCISCO J. JIMENEZ and MARIA ELENA JIMENEZ, his wife, whose address is 414 N.W. 13 Street, Homestead, Florida 33030, parties of the first part, and MIAMI-DADE COUNTY, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said parties of the first part, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, do— hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the parties of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The East 5 feet of Lot 5, Block 2, NOB HILL, according to the Plat thereof, as recorded in Plat Book 69, at Page 53, of the Public Records of Miami-Dade County, Florida.

It is the intention of the parties of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.


It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the parties of the first part, their heirs and assigns, and they shall have the right to immediately re-possess the same.


And the said parties of the first part do hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said parties of the first part, have hereunto set their hand(s) and seal(s), the day and year first above written.

Signed, Sealed and Delivered in our presence:

(2 witnesses for each signature of for all)


Witness Eduardo Josech


Witness Printed Name


Witness


Gisel M. Saavedra
Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name


(Sign)

FRANCISCO J. JIMENEZ
Printed Name

Address (if different)


(Sign)

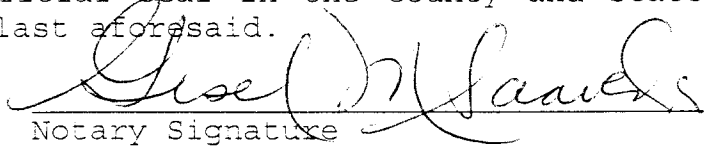
MARIA ELENA JIMENEZ
Printed Name

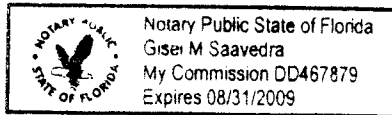
Address (if different)

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 13th day of June, 2006
before me, an officer duly authorized to administer oaths and take
acknowledgments, personally appeared FRANCISCO J. JIMENEZ,
and MARIA ELENA JIMENEZ, personally known to me,
or proven, by producing the following methods of identification:
D.L.
to be the person(s) who executed the foregoing instrument freely
and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.


Notary Signature



GISEL M SAAVEDRA
Printed Notary Name

NOTARY SEAL/STAMP

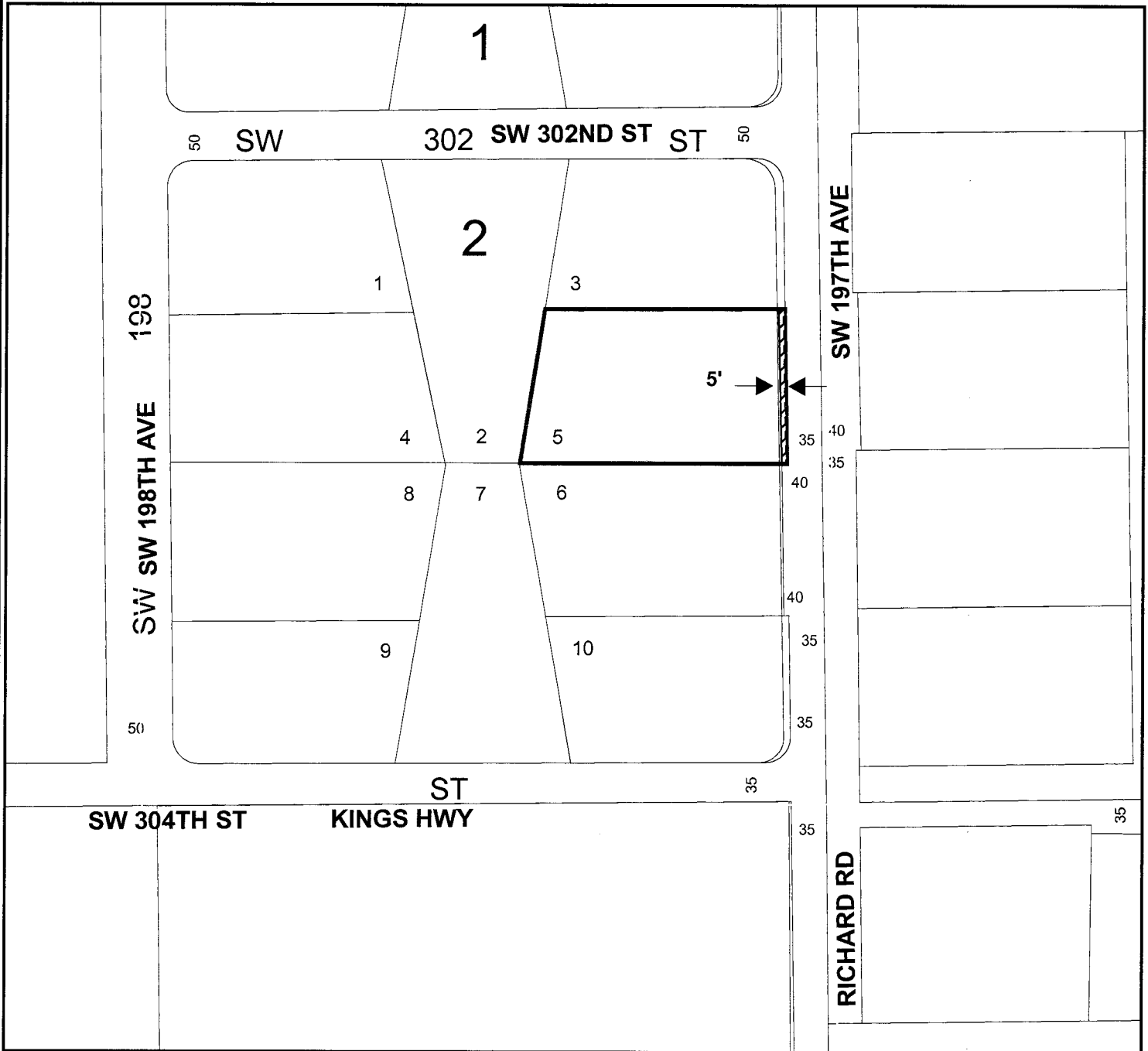
Notary Public, State of FLORIDA
My commission expires: 8/31/09
Commission/Serial No. DD467879

The foregoing was accepted and approved on the _____ day of _____, A.D. 200_, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Pedro G. Hernández, P.E.
Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-7810-001-0150

Municipality: UNINCORPORATED

Legal:



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

10 57 38

NOB HILL PB 69-53
 LOT 5 BLK 2 LOT SIZE
 155.000 X 251 OR 21576-1801
 082003 1 COC 24521-4739 05 2006 1

**MIAMI-DADE PUBLIC WORKS DEPARTMENT
 RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
 PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
 August 11, 2006

26



NTS

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodríguez, PLS
Folio No. 30-3122-052-5280
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
BY CORPORATION**

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 24th day of April, A.D. 2006, by and between S.F. Speedy Construction Inc., a corporation under the laws of the State of Florida, and having its office and principal place of business at 7620 SW 133rd Court, Miami, Florida 33183, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The area bounded by the north and east lines of Lot 1, Block 30, of AMENDED PLAT FLORAL PARK, according to the plat thereof, as recorded in Plat Book 8, Page 5, of the Public Records of Miami-Dade County, Florida, and bounded by a 25 foot radius arc concave to the southwest, said arc being tangent to both of the last described lines.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its successors and assigns, and it or they shall have the right to immediately re-possess the same.

And the said party of the first part will defend the title to said land against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name, and its Corporate Seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, Sealed, Attested and
delivered in our presence:
(2 witnesses for each signature
or for all).

Marisa Vacas
Witness

Marisa Vacas
Printed Name

Adela Rosa
Witness

DALIA ROSA
Printed Name

Marisa Vacas
Witness

Marisa Vacas
Printed Name

Adela Rosa
Witness

DALIA ROSA
Printed Name

S.F. Speedy Construction Inc.

Name of Corporation

[Signature] (Sign)
By: its President

Rolando Dominguez

Printed Name

Address if different

[Signature] (Sign)
Attest: its Secretary

Rolando Dominguez

Printed Name

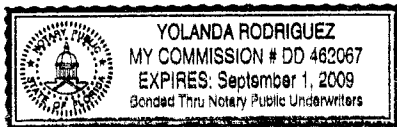
Address if different

CORP SEAL

STATE OF Florida)
)
COUNTY OF Miami-Dade)

I HEREBY CERTIFY, that on this 24 day of April,
A.D. 2006, before me, an officer duly authorized to administer
oaths and take acknowledgments personally appeared _____
Rolando Dominguez and _____,
personally known to me, or proven, by producing the following
identification: Florida Driver's License
to be the _____ President and _____ Secretary of
S.F. Speedy Construction Inc., a corporation under the
laws of the State of Florida, and in whose name the
foregoing instrument is executed and that said officer(s) severally
acknowledged before me that he executed said instrument
acting under the authority duly vested by said corporation and its
Corporate Seal is affixed thereto.

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.



Yolanda Rodriguez
Notary Signature

Yolanda Rodriguez

Printed Notary Name

NOTARY SEAL/STAMP

Notary Public, State of Florida

My commission expires: 9/1/2009

Commission/Serial No. DD 462067

The foregoing was accepted and approved on the ____ day of _____, A.D. 200__, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida, a political subdivision of the State of Florida.

Pedro G. Hernández, P.E.

Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-3122-052-5280

Municipality: UNINCORPORATED

Legal:

 TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

22 53 41

FLORAL PK PB 8-5 LOT 1
BLK 30 LOT SIZE 50 X 100
OR 17123-1676 0396 1 COC
24337-3302 03 2006 1

**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
August 14, 2006

30

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodríguez, PLS
Folio No. 30-6912-008-1090
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 25th day of January, A.D. 2006, by and between Ray G. Behnejad, whose address is 8113 NW 54th Street, Miami, Fl. 33166, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to him in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The South 20 feet of the North 30 feet of the East 50 feet of the West 300 feet of Tract 11 of 2ND REVISED PLAT OF DIXIE PINES, according to the plat thereof, as recorded in Plat Book 31, Page 51, of the Public Records of Miami-Dade County, Florida.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, THEIR heirs and assigns, and THEY shall have the right to immediately re-possess the same.

And the said part of the first part do hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, has hereunto set his hand(s) and seal(s), the day and year first above written.

Signed, Sealed and Delivered in our presence:

(2 witnesses for each signature of for all)

[Signature]
Witness

Jessica Smith
Witness Printed Name

[Signature]
Witness

ADAM BEHNETAD
Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

[Signature] (SEAL)

RAY C. BEHNETAD
Printed Name

5113 NW 54 ST MIAMI, FL 33166
Address (if different)

(SEAL)

Printed Name

Address (if different)

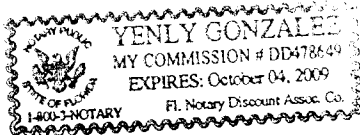
STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 25 day of January, 2006,
before me, an officer duly authorized to administer oaths and take
acknowledgments, personally appeared Ray G. Behrejad,
and _____, personally known to me,
or proven, by producing the following methods of identification:
personally known
to be the person(s) who executed the foregoing instrument freely
and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.

Yenly Gonzalez
Notary Signature
Yenly Gonzalez
Printed Notary Name

NOTARY SEAL/STAMP



Notary Public, State of Florida
My commission expires: October 2009
Commission/Serial No. DD478649

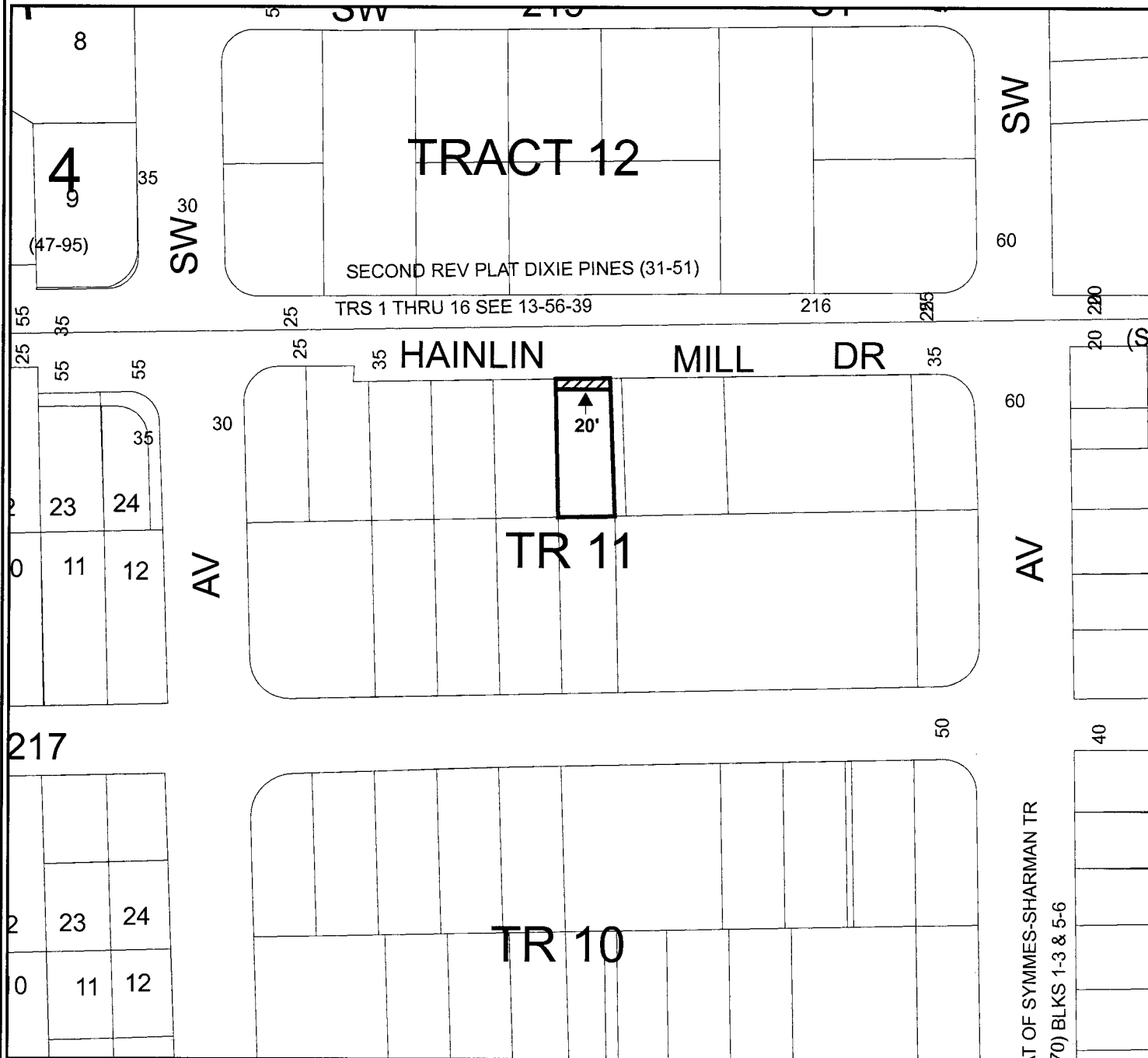
The foregoing was accepted and approved on the _____ day of
_____, A.D. 200_, by Resolution No. _____ of
the Board of County Commissioners of Miami-Dade County, Florida.

Pedro G. Hernández, P.E.

Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-6912-008-1090

Municipality: UNINCORPORATED



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

Legal:

12-13 56 39 16 AC DIXIE
PINES PB 31-51 E50FT OF
W300FT OF N1/2 TR 11 LOT
SIZE 50.000 X 142 COC
23144-4280 03 2005 4



**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
August 14, 2006

34

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodríguez, PLS
Folio No. 30-6916-001-0771
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 25th day of JUNE, A.D. 2006, by and between Kristin M. Whelan and John P. Whelan, whose address is 18033 SW 93 Ave., Miami, Fl. 33157, parties of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said parties of the first part, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, do hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the parties of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The North 25 feet of the South 40 feet of the South ½ of the East ½ of the West ½ of the SE ¼ of the SW ¼ of Section 16, Township 56 South, Range 39 East, Miami-Dade County, Florida.

It is the intention of the parties of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the parties of the first part, their heirs and assigns, and they shall have the right to immediately re-possess the same.

And the said parties of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said parties of the first part, has hereunto set their hands and seals, the day and year first above written.

Signed, Sealed and Delivered in
our presence:

(2 witnesses for each signature
of for all)

Jacqueline M. Greis
Witness

Jacqueline M. Greis
Witness Printed Name

Priscilla DeVoe
Witness

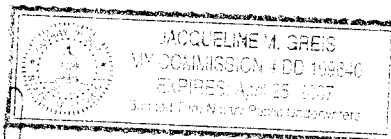
Priscilla DeVoe
Witness Printed Name

[Signature]
Witness

HAAB VILLAVIEDE
Witness Printed Name

Arlene M. Rosale
Witness

Arlene M. Rosale
Witness Printed Name



[Signature] (Sign)

JOHN P. L. HILLMAN
Printed Name

18033 S.W. 93rd Ave. Miami, FL 33157
Address (if different)

[Signature] (Sign)

Kristina M. Wreton
Printed Name

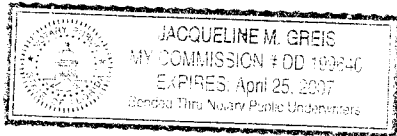
18033 S.W. 93rd Ave. Miami, FL 33157
Address (if different)

[NOTARIZATION FOR RIGHT OF WAY DEED FROM KRISTIN AND JOHN WHALEN
TO MIAMI-DADE COUNTY]

STATE OF FLORIDA)
 Monroe)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 7 day of June, 2006,
before me, an officer duly authorized to administer oaths and take
acknowledgments, personally appeared JOHN P. WHELAN, personally
known to me, or proven, by producing the following method of
identification: FLDL to be the
person who executed the foregoing instrument freely and voluntarily
for the purposes therein expressed.

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.



NOTARY SEAL/STAMP

Jacqueline M Greis
Notary Signature
Jacqueline M Greis
Printed Notary Name

Notary Public, State of Florida

My commission expires: 4-25-07

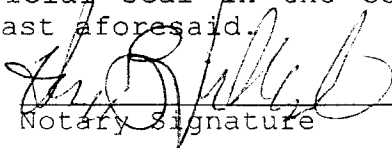
Commission/Serial No. DD 199640

[NOTARIZATION FOR RIGHT OF WAY DEED FROM KRISTIN AND JOHN WHALEN
TO MIAMI-DADE COUNTY - CONTINUED]

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 8TH day of JUNE, 2006,
before me, an officer duly authorized to administer oaths and take
acknowledgments, personally appeared KRISTIN WHALEN,
personally known to me, or proven, by producing the following
methods of identification: FLORIDA DRIVER'S LICENSE
to be the person who executed the foregoing instrument freely and
voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.


Notary Signature

HAVA BRITT VILLAVERDE
Printed Notary Name

NOTARY SEAL/STAMP



Hava Britt Villaverde
My Commission 00156872
Expires December 06, 2006

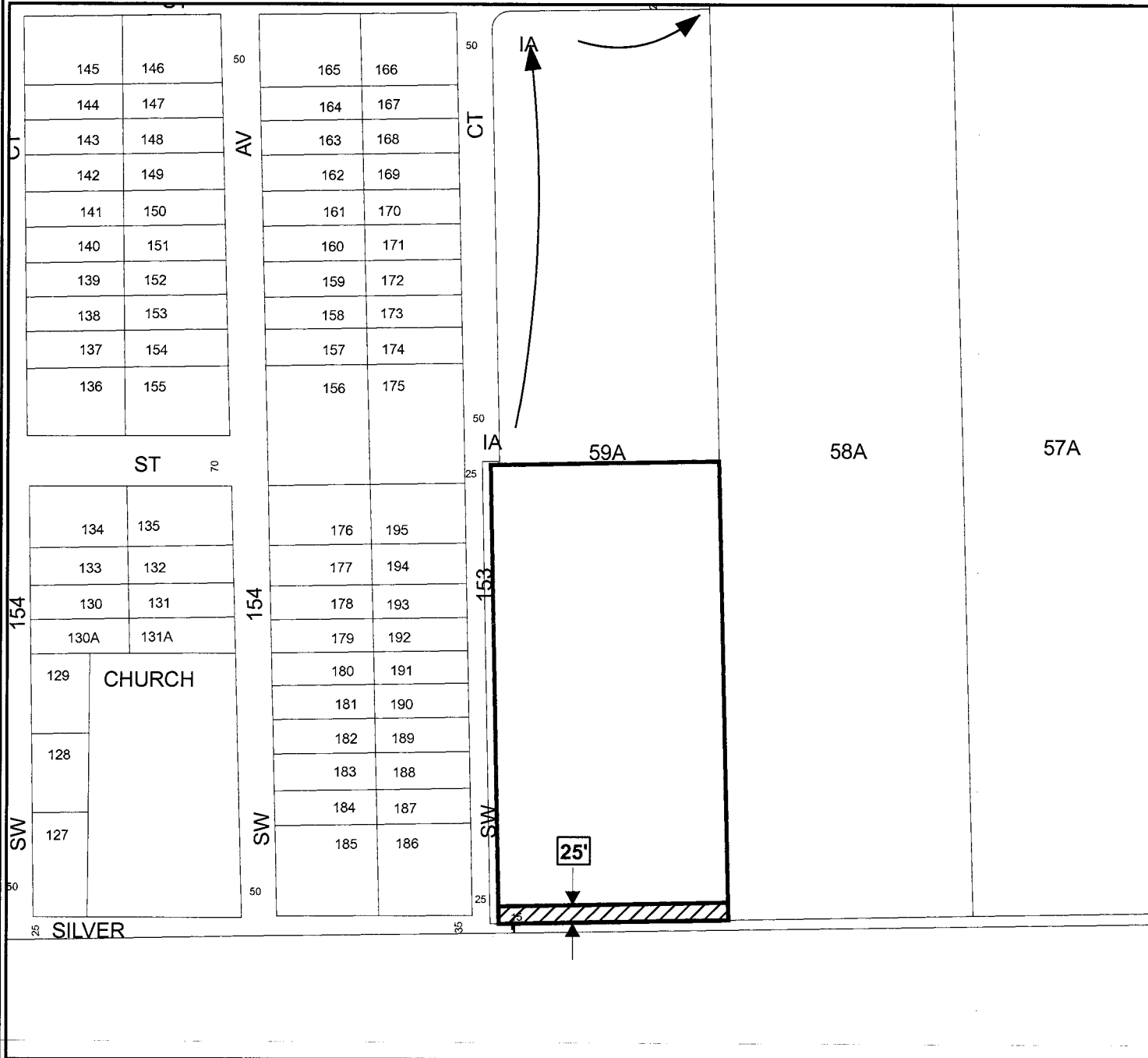
Notary Public, State of FLORIDA
My commission expires: 12/4/06
Commission/Serial No. 00156872

The foregoing was accepted and approved on the _____ day of
_____, A.D. 200_, by Resolution No. _____ of
the Board of County Commissioners of Miami-Dade County, Florida.

Pedro G. Hernández, P.E.
Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-6916-001-07771

Municipality: UNINCORPORATED



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

Legal:

16 56 39 5 AC PB 5-31
REDLAND CITRUS
ORCHARDS SUB S1/2 OF
LOT 59-A SUBJECT TO NFC
REST ON 4.00 AC OR
20510-0725-052002 6



NTS

**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
August 14, 2006

39

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodríguez, PLS
Folio No. 30-7803-000-0030
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 28th day of June, A.D. 2006, by and between Lincoln Rodriguez and Elizabeth A. Rodriguez, whose address is 19191 SW 248th St., Miami, Fl. 33031, parties of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said parties of the first part, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, do hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the parties of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The North 40 feet of the E ½ of the E ½ of the NW ¼ of the NE ¼ of Section 3, Township 57 South, Range 38 East.

It is the intention of the parties of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the parties of the first part, their heirs and assigns, and they shall have the right to immediately re-possess the same.

And the said parties of the first part do hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said parties of the first part, have hereunto set their hands and seals, the day and year first above written.

Signed, Sealed and Delivered in
our presence:

(2 witnesses for each signature
of for all)

Sheryl Sandler
Witness

Sheryl Sandler
Witness Printed Name

Pablo Rodriguez
Witness

PABLO RODRIGUEZ
Witness Printed Name

Sheryl Sandler
Witness

Sheryl Sandler
Witness Printed Name

Pablo Rodriguez
Witness

PABLO RODRIGUEZ
Witness Printed Name

Lincoln Rodriguez (Sign)

Lincoln Rodriguez
Printed Name

Address (if different)

Elizabeth A. Rodriguez (Sign)

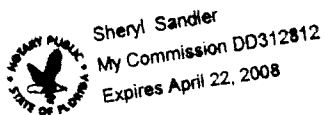
Elizabeth A. Rodriguez
Printed Name

Address (if different)

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 28th day of June, 2006
before me, an officer duly authorized to administer oaths and take
acknowledgments, personally appeared Lincoln Rodriguez, and
Elizabeth A. Rodriguez, personally known to me, or proven, by
producing the following methods of identification: Driver's License
to be the persons who executed the foregoing instrument freely and
voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.



Sheryl Sandler
Notary Signature

Sheryl Sandler
Printed Notary Name

NOTARY SEAL/STAMP

Notary Public, State of Florida

My commission expires: APRIL 22, 2008

Commission/Serial No. DD312812

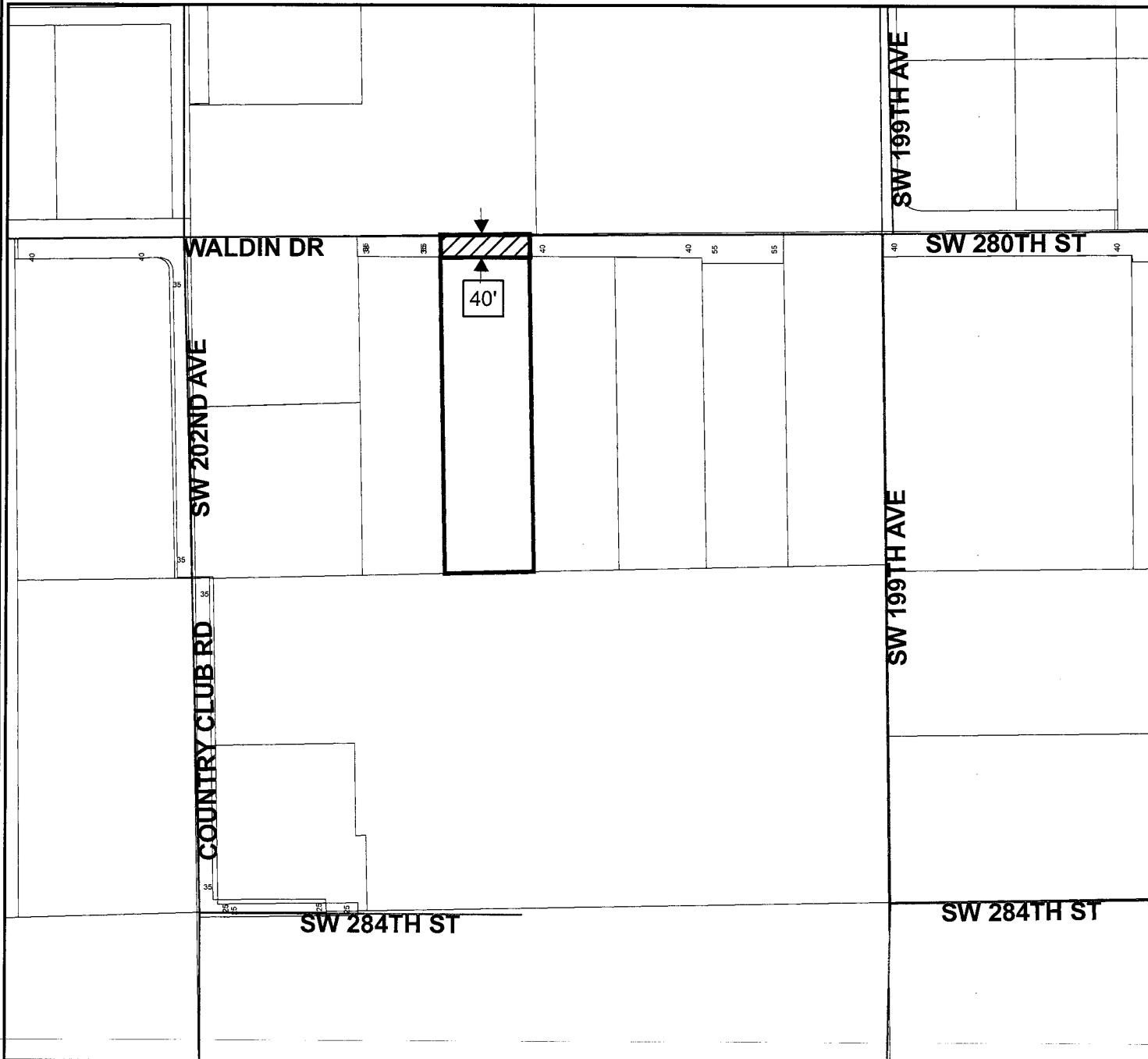
The foregoing was accepted and approved on the _____ day of
_____, A.D. 200_, by Resolution No. _____ of
the Board of County Commissioners of Miami-Dade County, Florida.

Pedro G. Hernández, P.E.

Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-7803-000-0030

Municipality: UNINCORPORATED



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

Legal:

03 57 38

2.5 AC E1/2 OF E1/2
OF NW1/4 OF NW1/4 OF
NE1/4 LOT SIZE
IRREGULAR OR 17690-0364
0697 5 COC 24343-4927 03 2006 1



NTS



MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION
111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825



Prepared by: Yazmin Moreno
August 15, 2006

43

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodriguez, P.L.S.
Folio No. 30-7828-000-0690
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 12th day of SEPTEMBER, A.D. 2005, by and between Angel Brito and Thelmys Arrazola Brito, whose address is 21370 SW 344th Street, Homestead, Fl. 33035, parties of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said parties of the first part, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, do hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the parties of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The South 5 feet of the North 40 feet of the North 193 feet of the W ½ of the W ½ of the NE ¼ of the NW ¼ of Section 28, Township 57 South, Range 38 East.

It is the intention of the parties of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the parties of the first part, their heirs and assigns, and they shall have the right to immediately re-possess the same.

And the said parties of the first part do hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said parties of the first part, have hereunto set their hands and seals, the day and year first above written.

Signed, Sealed and Delivered in
our presence:

(2 witnesses for each signature
of for all)

Witness

LEONEL ARRAZOLA

Witness Printed Name

Witness

EIVIRA GREEN.

Witness Printed Name

Witness

LEONEL ARRAZOLA

Witness Printed Name

Witness

EIVIRA GREEN.

Witness Printed Name

Angel Brito (Sign)

Angel Brito
Printed Name

4756 SW 1 Ter. Miami Fl. 33174
Address (if different)

Thelmys Arrazola Brito (Sign)

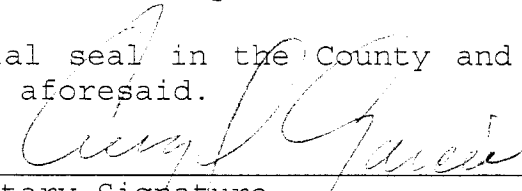
Thelmys Arrazola Brito
Printed Name

4756 SW 1 Ter. Miami Fl. 33174
Address (if different)

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 12th day of SEPTEMBER, 2005, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Angel Brito, and Thelmys Arrazola Brito, personally known to me, or proven, by producing the following methods of identification: _____ to be the person(s) who executed the foregoing instrument freely and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



Notary Signature

ANGEL GARCIA

Printed Notary Name

NOTARY SEAL/STAMP



Notary Public, State of FLORIDA

My commission expires: MAY 23 2007

Commission/Serial No. DD 189535

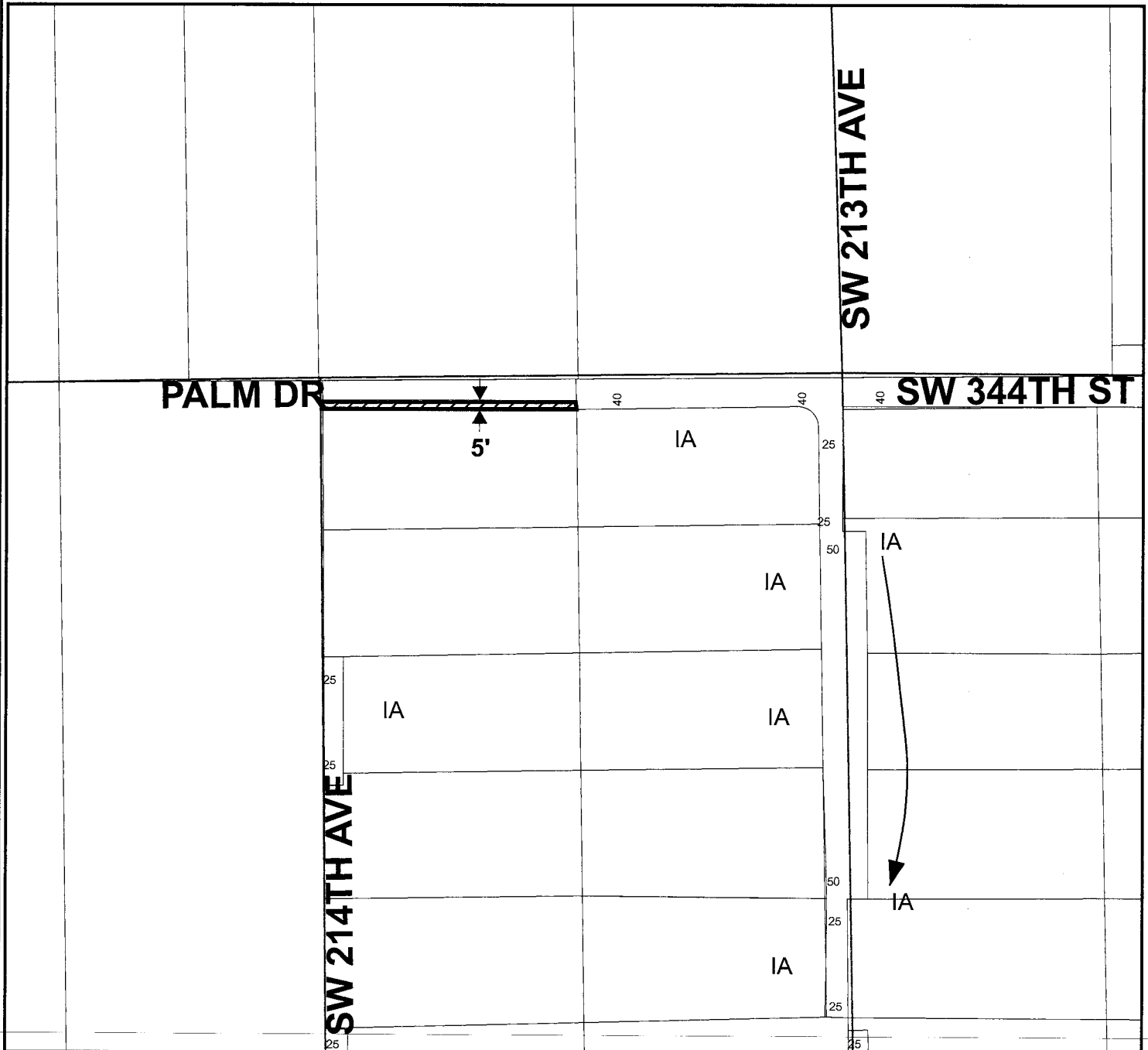
The foregoing was accepted and approved on the _____ day of _____, A.D. 200_, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Pedro G. Hernández, P.E.

Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-7828-000-0690

Municipality: UNINCORPORATED



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

Legal:

28 57 38
1.46 AC N193FT OF
W1/2 OF W1/2 OF NE1/4 OF
NW1/4 /AKA LOT 9 BLK 1
FLA CITY AC ESTS U-R/
LOT SIZE IRREGULAR COC
23516-3337 06 2005 2 (2)



**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
August 18, 2006

47

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970
Instrument prepared by:
Robert Battillo
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970
Folio No. 34-2112-000-0086
User Department Public Works

TRAFFIC SIGNAL EASEMENT

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

THIS EASEMENT, Made this 30 day of March, A.D. 2006, by and between Wal-Mart Stores East, LP, a Foreign limited partnership, and having its office and principal place of business at 702 SW 8th Street Bentonville Ar. 72716-0555, party of the first part, and MIAMI-DADE COUNTY, a political subdivision of the State of Florida, and its successors in interest, whose Post Office address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant to the party of the second part, and its successors in interest, an easement, license and privilege to enter upon, and to perform any acts required for the installation and maintenance of signals, poles, controllers, detector loops and related equipment for the purpose of traffic signalization upon the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

See Exhibit "A" attached hereto and made a part hereof.

And the said party of the first part will defend the title to said land against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, by its General Partner(s), has caused these presents to be executed for and on its behalf, the day and year first above written.

WAL-MART STORES EAST, LP,
a Delaware limited partnership

[Signature]
Witness
Printed Name: Chris Coffelt

By: WSE MANAGEMENT, LLC, a
Delaware limited liability company
and General Partner

Roxie L. Hyatt
Witness
Printed Name: Roxie L. Hyatt

By: [Signature]
John E. Clarke, Regional Vice
President, Design & Real Estate
Daniel Mallory, Asst. Vice
President, Design and Real Estate

Approved as to legal terms only
by [Signature]

WAL-MART LEGAL DEPT

Date: 6/14/06

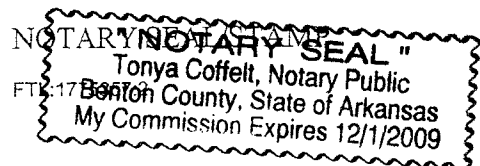
STATE OF ARKANSAS)
COUNTY OF BENTON) SS:

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State of aforesaid and in the County aforesaid to take acknowledgments, the foregoing instrument was acknowledged before me by Daniel M. Mallory, Asst. Vice President, Design & Real Estate, of WSE MANAGEMENT, LLC, a Delaware limited liability company, the General Partner of WAL-MART STORES EAST, LP, a Delaware limited partnership, freely and voluntarily under authority duly vested in him by the limited liability company. He is personally known to me or has produced _____ as identification.

WITNESS my hand and official seal in the County and State last aforesaid this 15th day of June, 2006.

Tonya Coffelt
Notary Signature

Tonya Coffelt
Printed Notary Signature



Notary Public, State of ARKANSAS

My commission expires: _____

Commission/Serial No.: _____

The foregoing was accepted and approved on the ____ day of _____, 2006, by
Resolution No. _____, of the Board of County Commissioners of Miami-Dade County, Florida.

Special Assistant to the
County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk

52

LEGAL DESCRIPTION FOR SIGNAL BOX EASEMENT:

BEING A PARCEL OF LAND, FOR TRAFFIC SIGNAL BOX EASEMENT PURPOSES, SAID PARCEL BEING LOCATED IN THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 52 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE CENTER OF SAID SECTION 12; THENCE NORTH 03°23'23" WEST, ALONG THE EAST LINE OF THE NORTHWEST 1/4 OF SAID SECTION 12, A DISTANCE OF 649.43 FEET; THENCE SOUTH 86°57'59" WEST, ALONG A LINE PARALLEL WITH AND 680.63 FEET SOUTH OF, AS MEASURED AT RIGHT ANGLES TO, THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 12, A DISTANCE OF 74.85 FEET, TO A POINT OF CUSP WITH A TANGENT CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 25.00 FEET, THENCE EASTERLY, SOUTHEASTERLY AND SOUTHERLY, 34.09 FEET, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 78°07'50" TO THE **POINT OF BEGINNING** OF THE FOLLOWING DESCRIBED TRAFFIC SIGNAL BOX EASEMENT:

THENCE SOUTH 86°36'37" WEST, ALONG A LINE NON RADIAL THE PREVIOUSLY DESCRIBED CURVE, A DISTANCE OF 4.00 FEET; THENCE SOUTH 03°23'23" EAST, A DISTANCE OF 6.00 FEET; THENCE NORTH 86°36'37" EAST, A DISTANCE OF 4.50 FEET, TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 7 (U.S. ROUTE 441); THENCE NORTH 03°23'23" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY, A DISTANCE OF 1.01 FEET, TO THE BEGINNING OF A CURVE, CONCAVE TO THE SOUTHWEST, AND HAVING A RADIUS OF 25.00 FEET; THENCE NORTHERLY, 5.02 FEET, ALONG THE ARC OF SAID CURVE AND CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY LINE, THROUGH A CENTRAL ANGLE OF 11°30'48" TO THE **POINT OF BEGINNING**.

CONTAINING 26 SQUARE FEET OR 0.0006 ACRES MORE OR LESS.

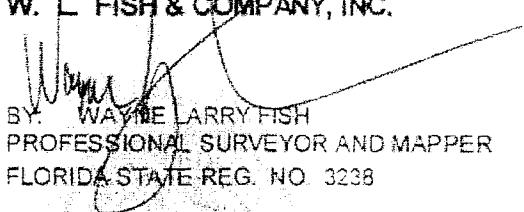
SURVEYOR'S NOTES:

- 1) NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
- 2) BEARINGS AS SHOWN AND DESCRIBED HEREON ARE BASED ON THE EAST LINE OF THE N.W. 1/4 OF SECTION 12, AS SHOWN HEREON, HAVING AN ASSUMED BEARING OF NORTH 03°23'23" WEST.
- 3) THE DESCRIPTION AND SKETCH SHOWN HEREON DOES NOT REPRESENT A BOUNDARY SURVEY.

CERTIFICATION:

I HEREBY CERTIFY THAT THIS DESCRIPTION AND SKETCH MEET THE MINIMUM TECHNICAL STANDARDS FOR SURVEYING IN THE STATE OF FLORIDA, AS APPLICABLE TO LEGAL DESCRIPTIONS, AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 61G17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

W. L. FISH & COMPANY, INC.

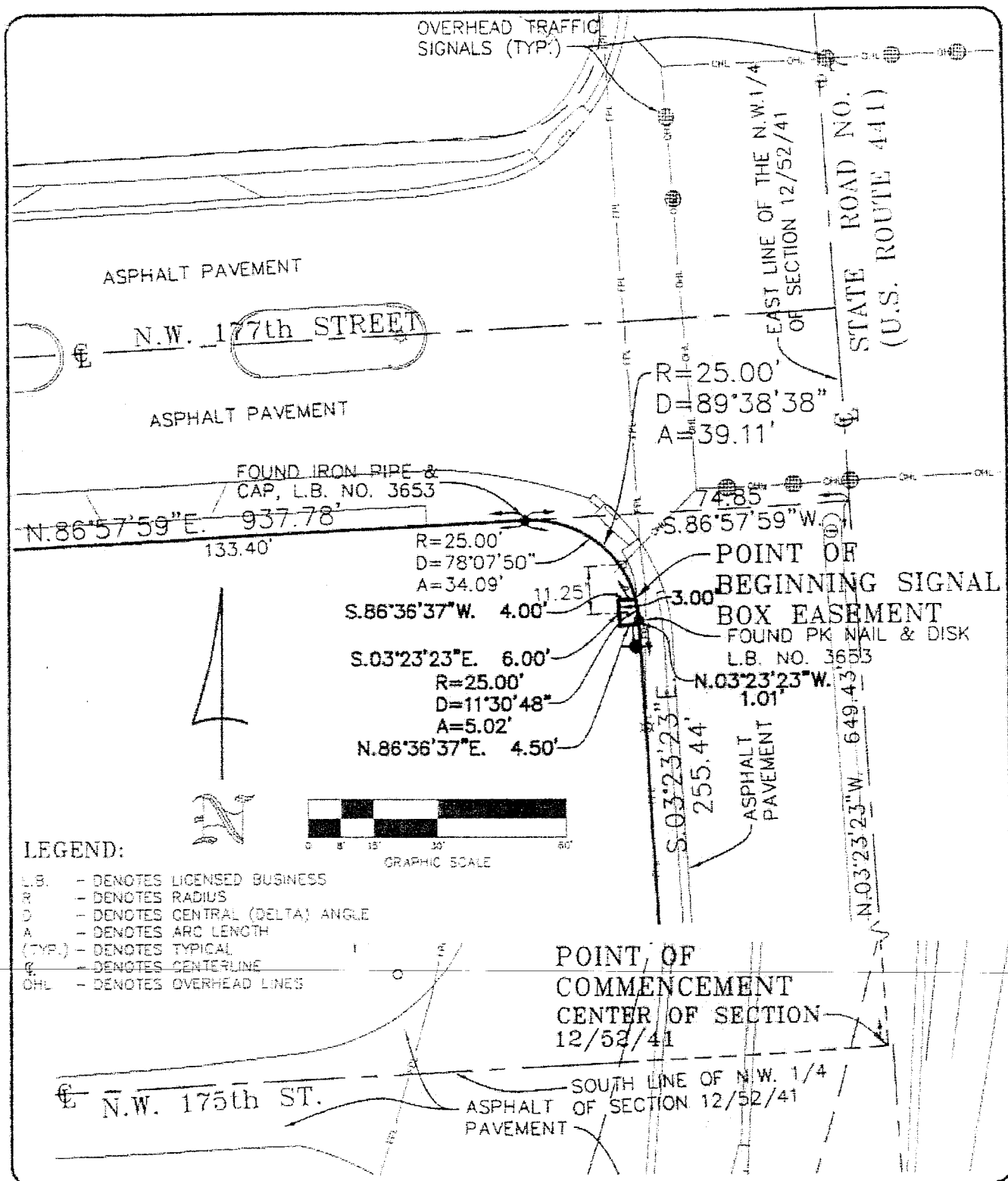
BY: 
WAYNE LARRY FISH
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA STATE REG. NO. 3238

REVISED: 05-18-06 - CORRECTED TYPOGRAPHICAL ERRORS IN LEGAL DESCRIPTION



W.L. FISH & COMPANY, INC.
PROFESSIONAL SURVEYORS & MAPPERS
5730 CORPORATE WAY, UNIT 100,
WEST PALM BEACH, FLORIDA 33407
(561)615-9266 Fax: (561)615-9270
E-mail: mappers@wlfish.com

DESCRIPTION SKETCH FOR		
TRAFFIC SIGNAL BOX EASEMENT		
N.W. 2ND AVE. & N.W. 177TH ST.		
MIAMI-DADE COUNTY, FLORIDA		
DRAWN: LA TOUR	DATE: 02/05/06	SHEET
CHECKED: W.L. FISH	JOB#: 2003-204H	NO. 1 OF 2

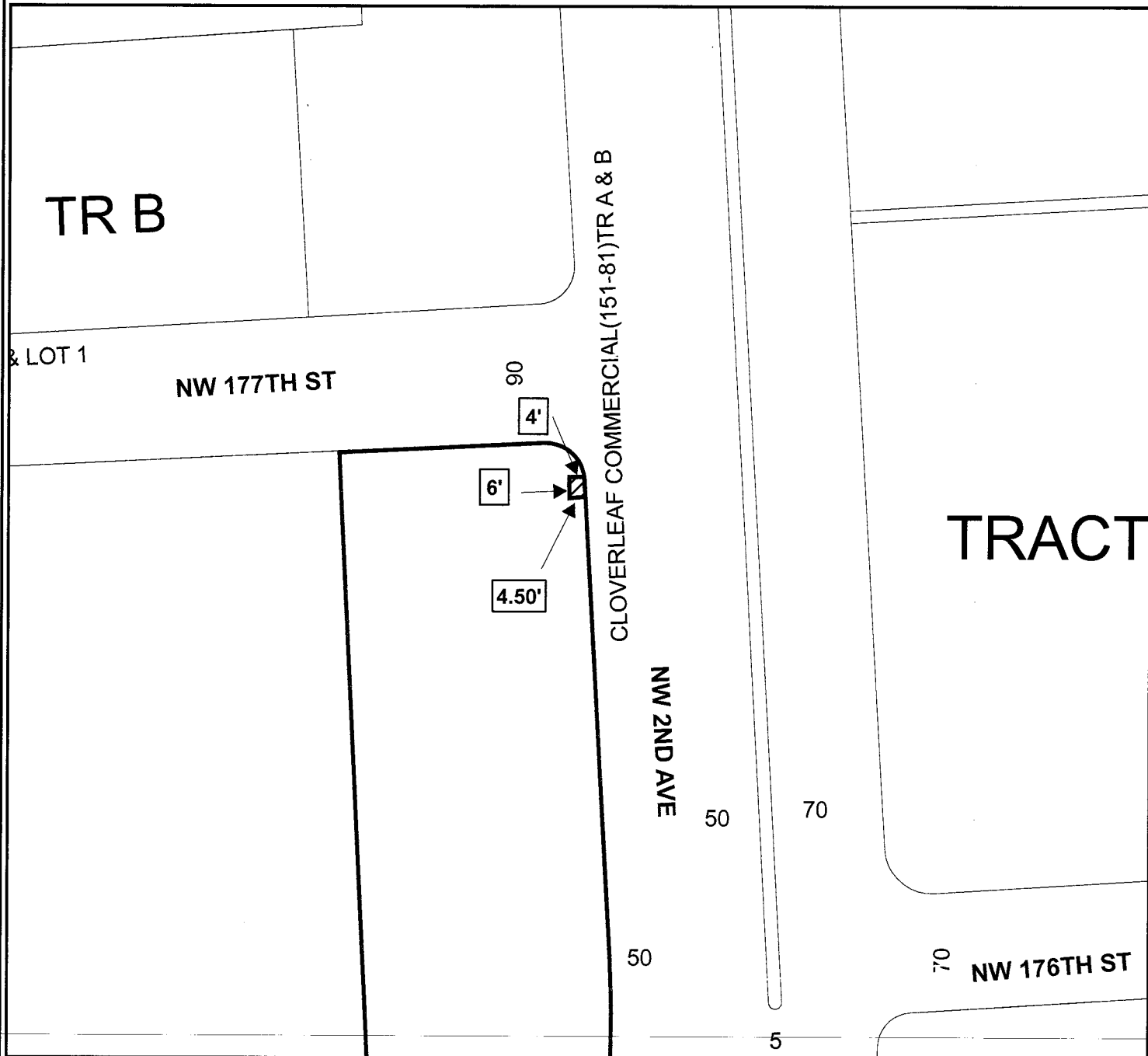


W.L. FISH & COMPANY
PROFESSIONAL SURVEYORS & MAPPERS
5730 CORPORATE WAY, UNIT 100,
WEST PALM BEACH, FLORIDA 33407
(561) 815-9266 Fax: (561) 815-9270
E-mail: mappers@wlfish.com

DESCRIPTION SKETCH FOR
TRAFFIC SIGNAL BOX EASEMENT
N.W. 2ND AVE. & N.W. 177TH ST.
MIAMI-DADE COUNTY, FLORIDA

DRAWN: LA TOUR DATE: 02/05/06 SHEET
CHECKED: W.L. FISH JOB# 2063-20411 NO. 1 OF 2

52



THIS IS NOT A SURVEY

342112-000-0086

EXHIBIT " A "

Legal:

12 52 41 1.97 AC M/L BEG
649.11 FTN & 74.85FTW OF
CENTER OF SEC CONT
W133.39FT S614.11FT
E87.65FT NELY & ELY ALG
CURVE TO LEFT AD
32,09FT NLY ALG CURVE
TO LEFT AD 320.51 FT



TRAFFIC SIGNAL EASEMENT



**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
August 15, 2006

53

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Eduardo R. Arista, Esquire
Folio No. 30-5003-000-1040
User Department: Public Works

RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 3rd day of May, A.D. 2006 by and between Patrick J. Rebull and Aida Salazar-Rebull, whose address is 9975 SW 87 Avenue, Miami, Florida 33176, parties of the first part, and MIAMI-DADE COUNTY, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said parties of the first part, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the parties of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

SEE ATTACHED EXHIBIT "A"

It is the intention of the parties of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the parties of the first part, their heirs and assigns, and they shall have the right to immediately re-possess the same.

And the said parties of the first part do hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said parties of the first part, have hereunto set their hand(s) and seal(s), the day and year first above written.

Signed, Sealed and Delivered in our presence:

(2 witnesses for each signature of for all)

Witness

Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

(SEAL)

PATRICK J. REBILL
Printed Name

Address (if different)

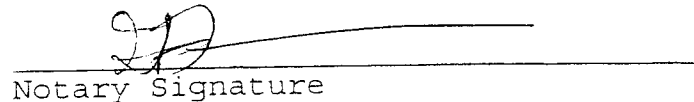
(SEAL)

AIDA SALAZAR-REBILL
Printed Name

Address (if different)

I HEREBY CERTIFY, that on this 3RD day of May, 2000, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Patrick J. Rebull and, and Nida Salazar-Rebull, personally known to me, or proven, by producing the following methods of identification:

WITNESS my hand and official seal in the County and State
aforesaid, the day and year last aforesaid.



Notary Public, State of FLORIDA

Commission/Serial No. DD0221908

Pedro G. Hernández, P.E.

By: Deputy Clerk

EXHIBIT "A"

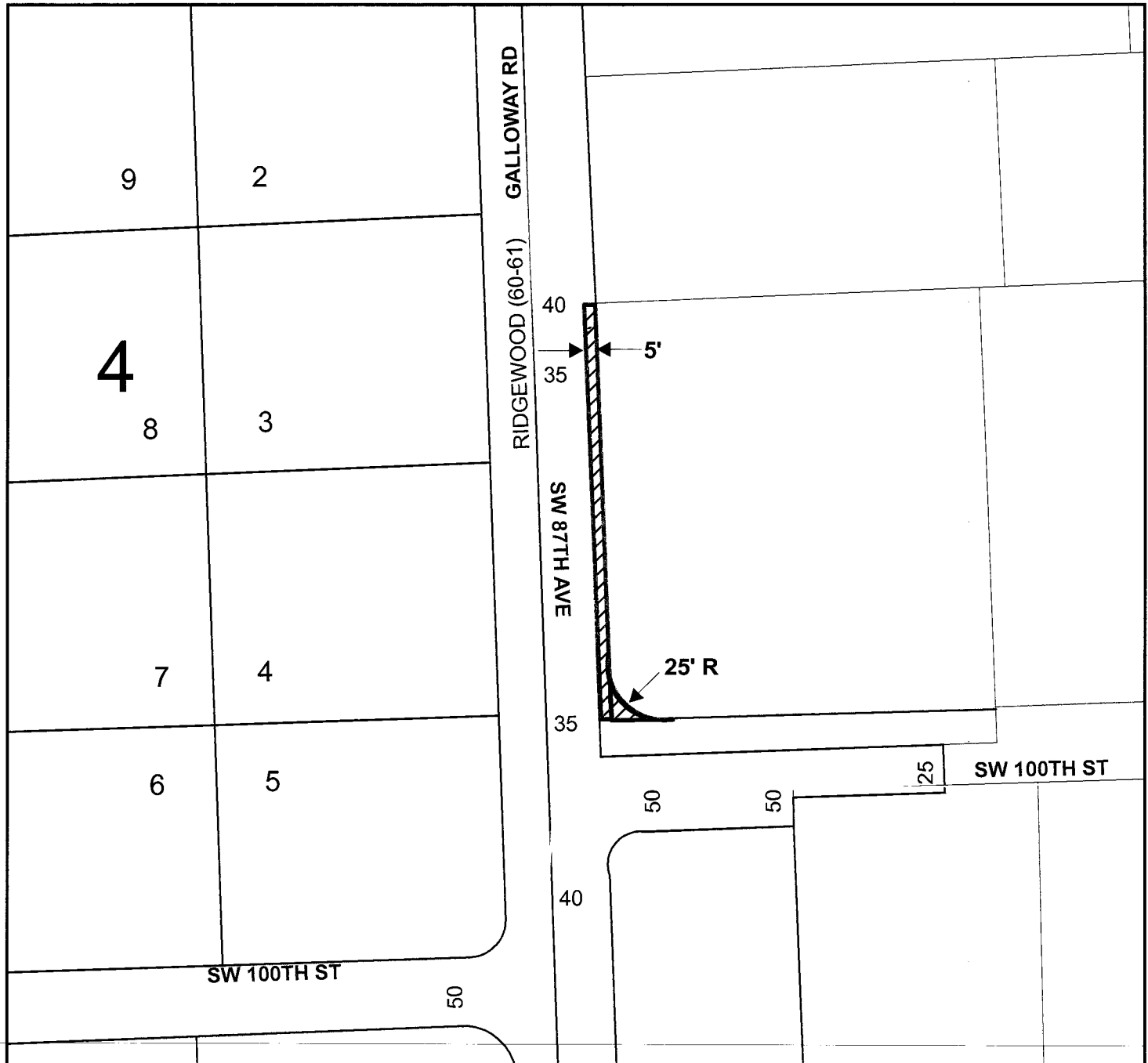
Legal Description:

The East 5 feet of the West 40 feet of the South $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 3, Township 55 South, Range 40 East, Miami-Dade County, Florida, less the South 25 feet thereof;

And

The area bounded by the east line of the West 40 feet and the north line of the South 25 feet of the North $\frac{1}{2}$ of the SW $\frac{1}{4}$ of said Section 3, and bounded by a 25 foot radius arc concave to the northeast, said arc being tangent to both of the last described lines.

PR



THIS IS NOT A SURVEY

30-5003-000-1040

EXHIBIT " A "

Legal:

 TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

3 55 40 1.73 AC BEG AT SW
COR NW1/4 OF SW1/4 TH N
334.57FT E276FT
SLY 334.6FT W269.5FT M/L
TO POB LESS W 35FT &
S25F OR 13847-0918 0988



MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION

111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825



Prepared by: Yazmin Moreno
August 22, 2006

58

Return to:
Right of Way Division .
Miami-Dade County Public Works Dept. .
111 N.W. 1st Street .
Miami, FL 33128-1970 .
Instrument prepared by: .
Robert Battillo .
Miami-Dade County Public Works Dept. .
111 N.W. 1st Street .
Miami, FL 33128-1970 .
Folio No. 30-4915-001-0010 .
User Department Public Works .

TRAFFIC SIGNAL EASEMENT

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

THIS EASEMENT, Made this 25 day of JULY, A.D. 2006, between EQUITY ONE (CORAL WAY) INC. , a corporation under the laws of the State of Florida, and having its office and principal place of business at 1696 NE Miami Gardens Drive, North Miami Beach, Fl. 33179, party of the first part, and MIAMI-DADE COUNTY, a political subdivision of the State of Florida, and its successors in interest, whose Post Office address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant to the party of the second part, and its successors in interest, an easement, license and privilege to enter upon, and to perform any acts required for the installation and maintenance of signals, poles, controllers, detector loops and related equipment for the purpose of traffic signalization upon the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

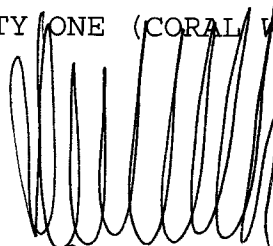
See Exhibit "A" attached hereto and made a part hereof.

And the said party of the first part will defend the title to said land against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name, and its Corporate Seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Printed Name

EQUITY ONE (CORAL WAY) INC.

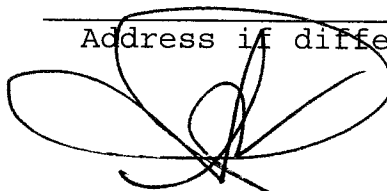


By: VP President

Doron Valero

Printed Name

Address if different



By: _____ Secretary

Arthur L. Gallagher

Printed Name

Address if different

CORP SEAL

Signed, Sealed, Attested and delivered in our presence:
(2 witnesses for each signature or for all).

Joann Flores

Witness

Joann Flores

Printed Name

Eileen Dawson

Witness

EILEEN DAWSON

Printed Name

Elise Greenbaum

Witness

Elise Greenbaum

Printed Name

Julia Nazgini


Witness

Julia Nazgini

STATE OF Florida)
COUNTY OF Dade)

I HEREBY CERTIFY, that on this 25 day of July, A.D. 2009, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Doron Valero and Arthur L. Gallagher and _____, personally known to me, or proven, by producing the following identification: _____ to be the VP President and _____ Secretary of Equity One, Inc., a corporation under the laws of the State of Florida, and in whose name the foregoing instrument is executed and that said officer(s) severally acknowledged before me that he / she / they executed said instrument acting under the authority duly vested by said corporation and its Corporate Seal is affixed thereto.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.

NOTARY PUBLIC-STATE OF FLORIDA
 **Eileen J. Dawson**
Commission # DD432634
Expires: MAY 22, 2009
Bonded Thru Atlantic Bonding Co., Inc.

Eileen J. Dawson
Notary Signature

Printed Notary Name

NOTARY SEAL/STAMP

Notary Public, State of _____

My commission expires: _____

Commission/Serial No. _____

The foregoing was accepted and approved on the _____ day of _____, A.D. 20_____, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Special Assistant to the
County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk

LEGAL DESCRIPTION

A portion of Tract 1 in Section 15, Township 54 South, Range 39 East of J. G. HEAD'S FARMS according to the plat thereof as recorded in Plat Book 46, Page 44 of the Public Records of Miami-Dade County Florida, being more particularly described as follows;

COMMENCE on the West line of said Tract 1 at the point of curvature of a circular curve concave to the Southeast, said curve being tangent to the West line of said Tract 1 and tangent to the South line of the North 15.00 feet of said Tract 1; thence Northerly and Northeasterly along the arc of said circular curve to the right, having a radius of 25.00 feet through a central angle of 27° 31' 11" for 12.01 feet to the POINT OF BEGINNING; thence continue Northeasterly and Easterly along the arc of said circular curve, concave to the Southeast, having a radius of 25.00 feet through a central angle of 34° 54' 55" for 15.23 feet; thence South 47° 16' 53" East for 6.00 feet; thence South 42° 43' 07" West, perpendicular to the last described course, for 15.00 feet; thence North 47° 16' 53" West, perpendicular to the last described course, for 6.00 feet to the POINT OF BEGINNING.

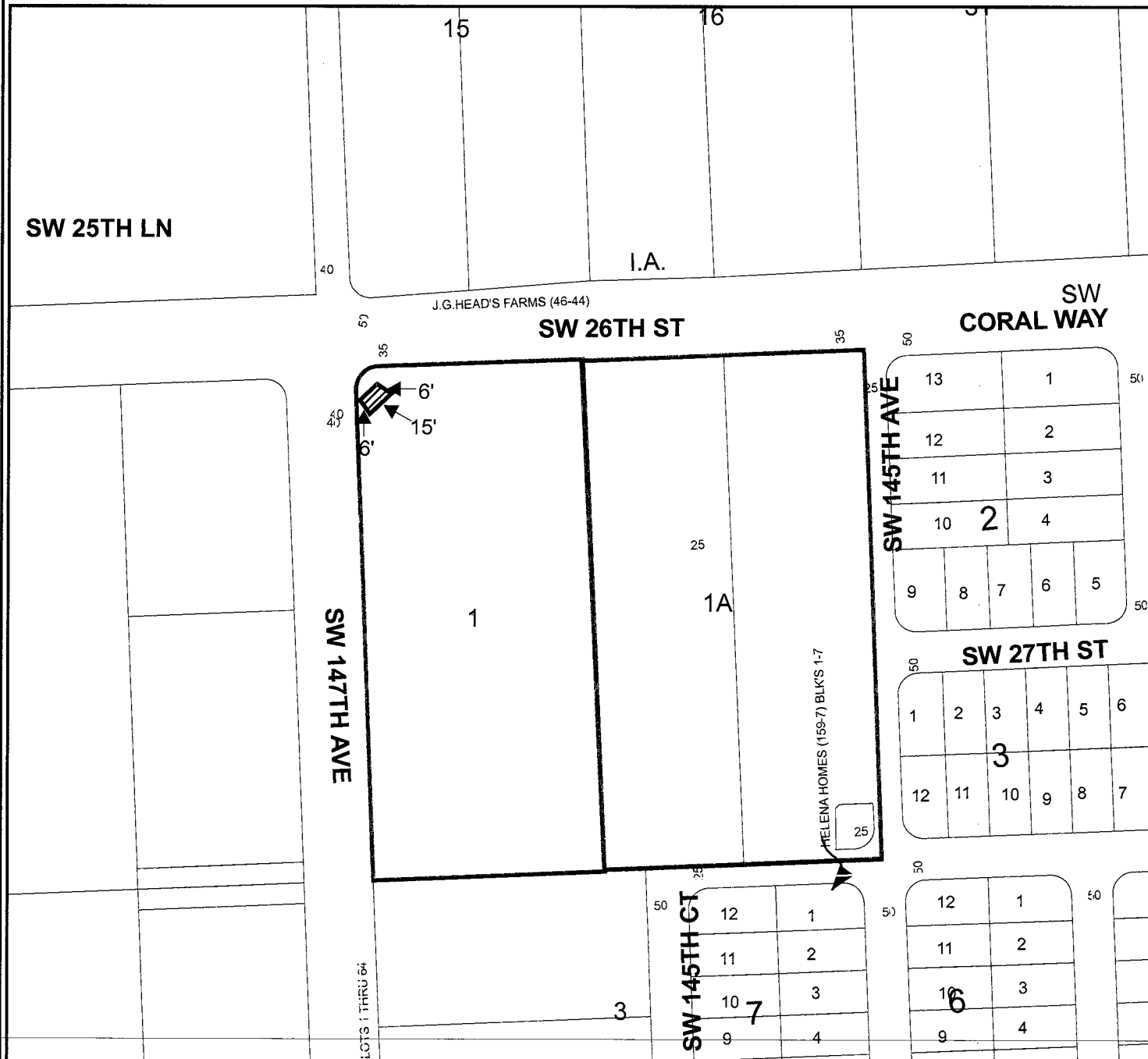
EXHIBIT "A"

1 of 1

Project No. 20030229
Signal Easement

AD

62



THIS IS NOT A SURVEY

EXHIBIT "A"

Municipality: UNINCORPORATED

Legal:

15 54 39 4.15 AC J G HEADS

FARMS SUB PB 46-44
TRACT 1 LOT SIZE
IRREGULAR OR 17673-2062
0697 2(3)



TRAFFIC SIGNAL EASEMENT



MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION
111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825



Prepared by: Yazmin Moreno
August 22, 2006

63-



CFN 2006R0928676
 DR Bk 24858 Pgs 1063 - 1066: (4pg)
 RECORDED 08/25/2006 15:09:21
 DEED DOC TAX 0.60
 SURTAX 0.45
 HARVEY RUVIN, CLERK OF COURT
 MIAMI-DADE COUNTY, FLORIDA

Return to:
 Right of Way Division
 Miami-Dade County Public Works Dept.
 111 N.W. 1st Street
 Miami, FL 33128-1970
Instrument prepared by:
 John M. White
 Miami-Dade County Public Works Dept.
 111 N.W. 1st Street
 Miami, FL 33128-1970
 Folios: 35-3008-000-0010,0041
 User Department: Public Works

Parcel 5n-1
 NW 74th Street from NW 97th
 Avenue to NW 107th Avenue
 Project No: 20040355

**TEMPORARY CONSTRUCTION EASEMENT
 BY CORPORATION**

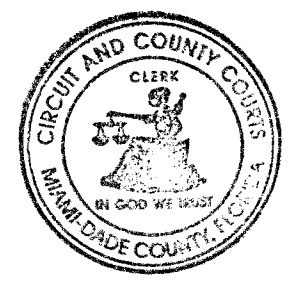
STATE OF FLORIDA)
)
 COUNTY OF MIAMI-DADE)

THIS EASEMENT, Made this 2ND day of August, A.D. 2006,
 by and between **Atlas Property I, LLC**, a Florida limited liability
 company, whose address is 7270 NW 12th ST, SUITE 410, MIAMI, FL, 33126,
 party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision
 of the State of Florida, and its successors in interest, whose Post
 Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party
 of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of
 the sum of One Dollar (\$1.00) to it in hand paid by the party of the
 second part, the receipt whereof is hereby acknowledged, and for other
 and further good and valuable considerations, does hereby grant to the
 party of the second part, and its successors in interest, an easement,
 license and privilege to enter upon, and to perform any acts required
 for the installation and maintenance of fill and sod, and removal of
 spoil material and rubbish, if any, for the purpose of harmonization of
 the elevation of NW 74th Street with the adjacent property upon the
 following described land, situate, lying and being in Miami-Dade County,
 State of Florida, to-wit:

**See Parcel 5n-1 (TCE)/Temporary Construction Easement
 Legal Description attached hereto and made a part hereof**

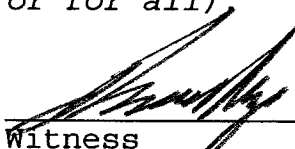


And the said party of the first part will defend the title to said land against the lawful claims of all persons whomsoever, claiming by, through or under it.

THE TERM OF THIS EASEMENT shall be for three years for the completion of NW 74th street as a six lane highway, and all rights of the second party hereunder, including ownership and maintenance of said fill and sod shall cease upon the expiration of said term.

IN WITNESS WHEREOF, the said party of the first part, has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, Sealed, Attested and
delivered in our presence:
(2 witnesses for each signature
or for all),


Witness

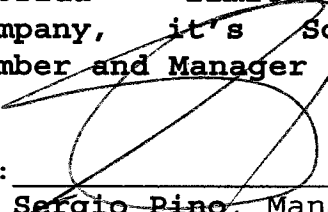
Florence Loggare
Printed Name


Witness

Catherine Burns
Printed Name

**Atlas Property I, LLC, a Florida
limited liability company**

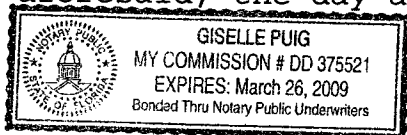
By: Atlas Holdings Group, LLC, a
Florida limited liability
company, it's Sole Managing
Member and Manager


By: Sergio Pino, Managing Member,
Atlas Holdings Group, LLC

STATE OF FLORIDA)
)
COUNTY OF MIAMI DADE)

I HEREBY CERTIFY, that on this 2ND day of AUGUST, A.D. 2006, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Sergio Pino, Managing Member, Atlas Holdings Group, LLC, a Florida limited liability company, personally known to me, or proven, by producing the following identification: N/A and executed the foregoing instrument freely and voluntarily for the purposes herein expressed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



[Signature]
Notary Signature

GISELLE PUIG
Printed Notary Name

NOTARY SEAL/STAMP

Notary Public, State of FLORIDA

My commission expires: March 26, 2009

Commission/Serial No. DD 375521

The foregoing was accepted and approved on the _____ day of _____, A.D. 20_____, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Special Asst. to the County Manager

ATTEST: HARVEY RUVIN,

Clerk of said Board

By: _____
Deputy Clerk

Approved as to form and legal
sufficiency

Assistant County Attorney

**Parcel 5n-1 (TCE)/Temporary Construction Easement
Legal Description**

A portion of Section 8, Township 53 South, Range 40 East, Miami-Dade County, Florida, more particularly described as follows:

Commence at the Southwest Corner of said Section 8; thence N01°43'29"W along the west line of said Section 8 for a distance of 730.21 feet; thence N89°39'25"E parallel with the south line of said Section 8 for 40.01 feet to a point 40.00 feet east of said west line of Section 8 as measured at right angles thereto; thence N01°43'29"W along a line parallel with and 40.00 feet east of said west line of Section 8 for 291.16 feet to the POINT OF BEGINNING of the hereinafter described parcel of land; thence N01°43'29"W along a line parallel with and 40.00 feet east of said west line of Section 8 for 43.09 feet; thence N88°16'31"E for a distance of 6.66 feet; thence S01°50'51"E for a distance of 158.75 feet; thence S03°49'28"E for a distance of 175.95 feet; thence S89°39'25"W for a distance of 6.00 feet; thence N03°11'19"W for a distance of 291.44 feet to the POINT OF BEGINNING.

Approved as to description

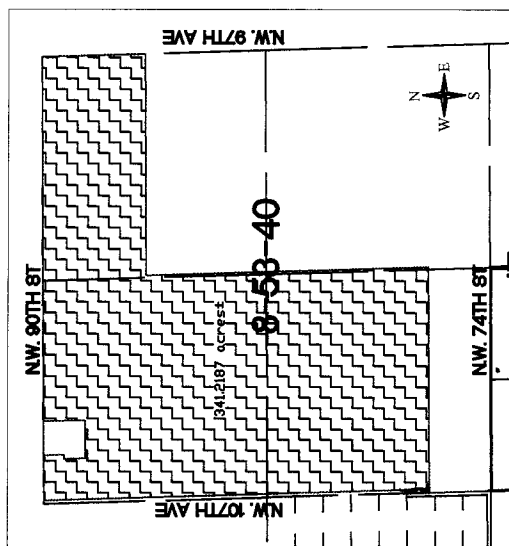
Date 7-31-06

Andrew D. Corn

TCE-Atlas 5n-1.doc

STATE OF FLORIDA, COUNTY OF DADE
I HEREBY CERTIFY that this is a true copy of the
original filed in this office on 28 day of
August, A.D. 2006
WITNESS my hand and Official Seal.
HARVEY BLVIN, CLERK, of Circuit and County Courts
By [Signature] D.C.





LOCATION SKETCH NOT TO SCALE

LEGAL DESCRIPTION: PARCEL 5n1

A PORTION OF SECTION 8, TOWNSHIP 53 SOUTH, RANGE 40 EAST, MIAMI-DADE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 8; THENCE
S01°17'43"W ALONG THE WEST LINE OF SAID SECTION 8 FOR A DISTANCE OF
79.21 FEET TO POINT OF BEGINNING OF SAID SECTION 6; THENCE N89°25'
E FOR 40.01 FEET TO THE POINT OF BEGINNING OF THE HEREIN-
DESCRIBED PARCEL OF LAND; THENCE N01°32'29"W ALONG A LINE PARALLEL
WITH AND 40.00 FEET EAST OF SAID WEST LINE OF SECTION 8 FOR 291.16 FEET;
THENCE S03°11'19"E FOR 291.44 FEET; THENCE S89°39'25"W FOR 7.45 FEET TO
THE POINT OF BEGINNING.

LEGAL DESCRIPTION: PARCEL 5n1 (TEMPORARY CONSTRUCTION EASEMENT)

A PORTION OF SECTION 8, TOWNSHIP 53 SOUTH, RANGE 40 EAST, MIAMI-DADE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCEMENT AT THE SOUTHWEST CORNER OF SAID SECTION 8; THENCE
NORTH 01°43'29"W. ALONG THE WEST LINE OF SAID SECTION 8 FOR A DISTANCE OF
230.21 FEET; THENCE S89°39'25"E. PARALLEL WITH THE SOUTH LINE OF SAID
SECTION 8 FOR 40.01 FEET TO A POINT 40.00 FEET EAST OF SAID WEST LINE
OF SECTION 8; FOR SECTION 8 AS MEASURED AT RIGHT ANGLES THERETO; THENCE N01°43'29"W
OF SECTION 8 AS MEASURED AT RIGHT ANGLES THERETO; THENCE N01°43'29"W
OF SECTION 8 AS MEASURED AT RIGHT ANGLES THERETO; THENCE S03°49'28"E
FOR A DISTANCE OF 188.75 FEET; THENCE S03°49'28"E FOR A DISTANCE OF 175.95
FEET; THENCE N89°39'25"E FOR A DISTANCE OF 188.75 FEET; THENCE
S03°49'28"E FOR A DISTANCE OF 188.75 FEET; THENCE S03°49'28"E FOR A DISTANCE OF
175.95 FEET; THENCE N01°43'29"W. ALONG THE WEST LINE OF SAID SECTION 8 FOR A
DISTANCE OF 230.21 FEET TO THE POINT OF BEGINNING.

DETAIL SCALE 1"=30'

Parcel Area: 1,084 Square Feet or .0248 Acres±

Parent Tract Area 341.2187 Acres±

SEE LIMITS OF PARENT TRACT
SEE LOCATION SKETCH ONLY

LIMITS OF PARCEL

- LIMITS OF TEMPORARY CONSTRUCTION EASEMENT

REVISED A. CONNER 6/19/2006
A. CONNER 5/19/2005

THIS IS NOT A SURVEY

NW 74th Street

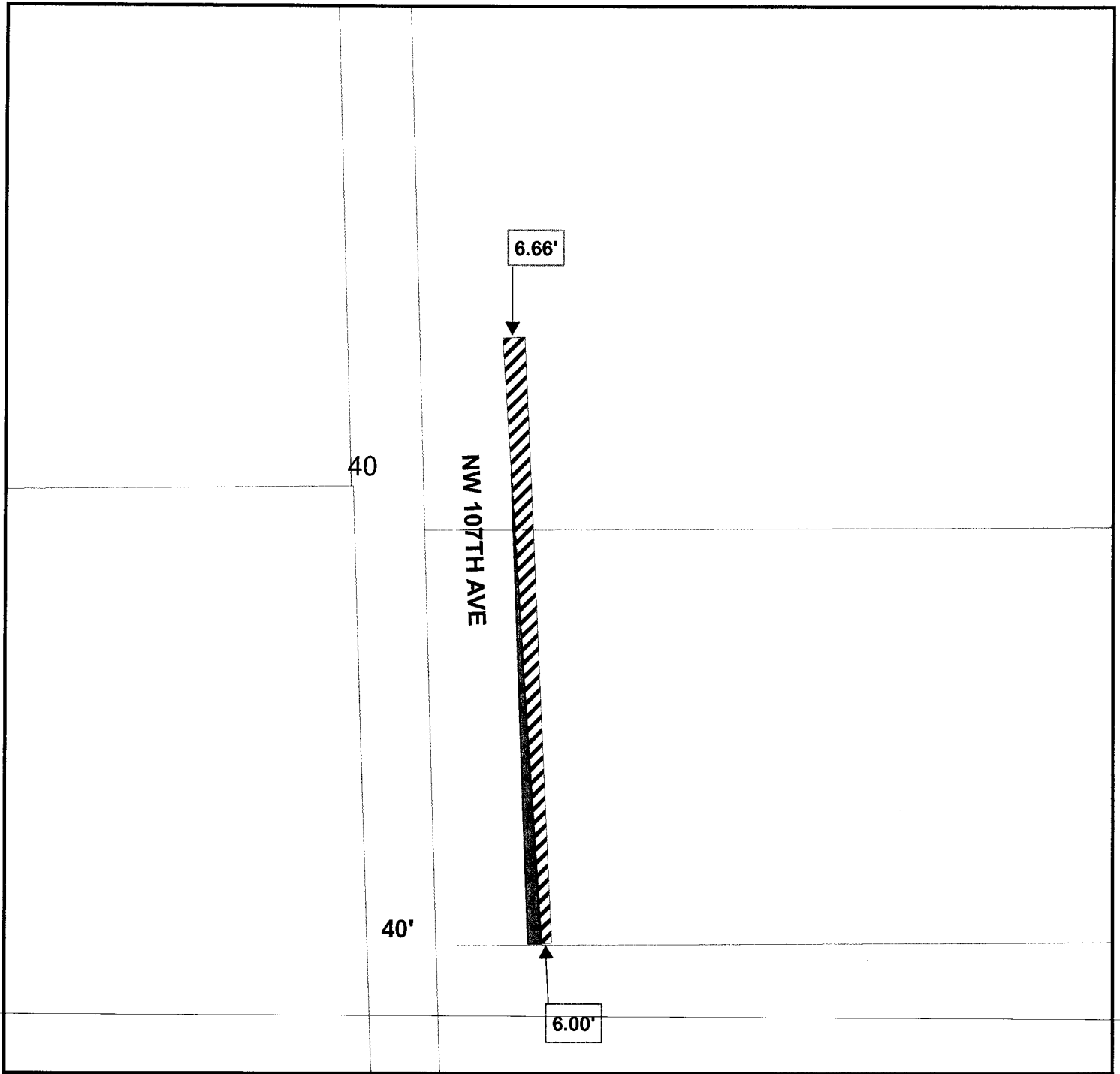
From NW 117th Ave.(Turnpike) To NW 77th Ave.(Palmetto)

Project No. 20040355

PARCEL NO. 5n - 1



ENGINEERING SECTION
RIGHT-OF-WAY DIVISION
PUBLIC WORKS DEPARTMENT



THIS IS NOT A SURVEY

Legal:

8 53 40 158.379 AC PORT OF
SEC 8 DESC BEG 2559.37FTS &
570FTE OF NW COR OF SEC N 88
DEG E 304FT S 01 DEG E 495FT S
88 DEG W 304FT N 01 DEG W 495FT
TO POB & BEG NW COR OF SEC S 01 DEG
AND

08 53 40 14.03 AC BEG 730.21FTN
OF SW COR OF SEC TH N 01
DEG W 230FT N 89 DEG E 2657.34FT
S 01 DEG E 230FT S 89 DEG W 2657.41FT
TO POB FAU 35 3008 000 0040



35-3008-000-0010, 0041

Municipality: UNINCORPORATED



LIMITS OF TEMPORARY CONSTRUCTION EASEMENT



NTS



**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**

Prepared by: Yazmin Moreno
Sept. 15, 2006

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

John M. White
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970
Portions of Folio Nos. 35-3019-001-0370,
0520,0530 and 0531
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
BY CORPORATION**

STATE OF FLORIDA

COUNTY OF MIAMI-DADE

THIS INDENTURE, Made this 30 day of MAY, A.D. 2006, by and between Aran Properties, Inc., a Florida corporation, and having its office and principal place of business at 8370 W. Flagler Street, Suite 125, Miami, FL 33144-2047, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of ~~a public highway and purposes incidental thereto, all right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:~~

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its successors and assigns, and it or they shall have the right to immediately re-possess the same.

And the said party of the first part will defend the title to said land against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name, and its Corporate Seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, Sealed, Attested and
delivered in our presence:

(2 witnesses for each signature
or for all).

Witness

JUAN V. MAYOL, JR.
Printed Name

Leila Batties
Witness

Leila Batties
Printed Name

Witness

Printed Name

Witness

Printed Name

Aran Properties, Inc., a
Florida corporation

Spichler M. Meydman (Seal)
By: Its President
Marguerite Spichler

Address if different

- N/A - (Seal)
Attest: _____ Secretary

Printed Name

Address if different

CORP SEAL

STATE OF FLORIDA

COUNTY OF MIAMI-DADE

I HEREBY CERTIFY, that on this 30th day of MAY, A.D. 2006, before me, an officer duly authorized to administer oaths and take acknowledgments personally appeared Marguerite Spichler and N/A, personally known to me, or proven, by producing the following identification:

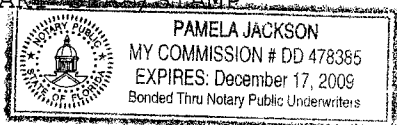
_____ to be the President and _____ Secretary of Aran Properties, Inc., a Florida corporation, and in whose name the foregoing instrument is executed and that said officer(s) severally acknowledged before me that (he/she/they) executed said instrument acting under the authority duly vested by said corporation and its Corporate Seal is affixed thereto.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.

Pamela Jackson
Notary Signature

PAMELA JACKSON
Printed Notary Name

NOTARY SEAL/STAMP



Notary Public, State of FLORIDA

My commission expires: 12/17/09

Commission/Serial No. DD478385

The foregoing was accepted and approved on the _____ day of _____, A.D. 20____, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida, a political subdivision of the State of Florida.

Special Asst. to the County Manager

Printed Name

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk

Approved as to form
and legal sufficiency.

Assistant County Attorney

EXHIBIT "A"

A portion of Tract 40, FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1, in Section 19, Township 53 South, Range 40 East, which lies within the East 35.00 feet of the SW 1/4 of said Section 19, Miami-Dade County, Florida.

And

A portion of Tract 40, FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1, in Section 19, Township 53 South, Range 40 East, which lies within the external area formed by a 25.00 foot radius arc concave to the Northwest, tangent to the West line of the East 35.00 feet of the SW 1/4 of said Section 19 and tangent to the North line of the South 65.00 feet of said SW 1/4 of said Section 19, Miami-Dade County, Florida.

And

A portion of Tracts 57 and 58, FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1, in Section 19, Township 53 South, Range 40 East, which lies within the West 35.00 feet of the SE 1/4 of said Section 19, Miami-Dade County, Florida.

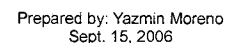
And

A portion of Tract 57, FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1, in Section 19, Township 53 South, Range 40 East, which lies within the external area formed by a 25.00 foot radius arc concave to the Northeast, tangent to the East line of the West 35.00 feet of the SE 1/4 of said Section 19 and tangent to the North line of the South 65.00 feet of said SE 1/4 of said Section 19, Miami-Dade County, Florida.

Approved as to description

Date 1-11-2006

Andrew D. Conner, PSM



Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodriguez, P.L.S.
Folio No. 30-3103-000-0120
User Department: Public Works

53-41-05

**QUIT CLAIM AND CONVEYANCE TO MIAMI-DADE COUNTY
HIGHWAY RIGHT OF WAY BY CORPORATION**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 1st day of September, A.D. 2005, by and between 93rd St. Community Missionary Baptist Church, Inc., a corporation under the laws of the State of Florida, and having its office and principal place of business at 2330 NW 93rd Street, Miami, Florida 33417, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby convey and quitclaim unto the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

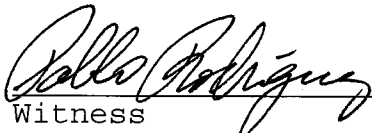
The East 25 feet of the South 168 feet of the N ½ of the SW ¼ of the NE ¼ of the SW ¼ of Section 3, Township 53 South, Range 41 East.

It is the intention of the party of the first part, by this instrument, to quitclaim and convey to the said party of the second part, and its successors in interest, all the right, title, interest, claim or demand of the party of the first part, in and to the land described herein, for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when said highway shall be lawfully and permanently discontinued, this conveyance shall become null and void and be of no further force and effect.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name, and its Corporate Seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, Sealed, Attested and
delivered in our presence:
(2 witnesses for each signature
or for all).


Witness

PABLO RODRIGUEZ
Printed Name


Witness

John M. White
Printed Name

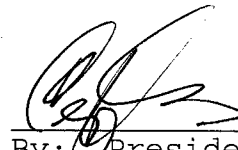
Witness

Printed Name

Witness

Printed Name

93rd St. Community Missionary
Baptist Church, Inc.,
Corporate Name - Printed


By: _____ President

Pastor Carl Johnson
Printed Name

2330 N.W. 98th
Address if different

By: _____ Secretary

Printed Name

Address if different

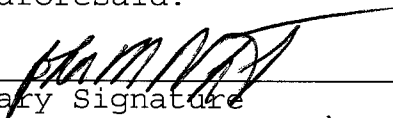
CORP SEAL

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 1st day of September, A.D. 2005, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Pastor Carl Johnson, personally known to me, or proven, by producing the following identification:

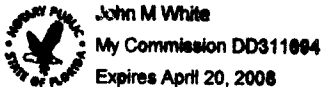
to be the President and secretary of 93rd St. Community Missionary Baptist Church, Inc., a corporation under the laws of the State of Florida, and in whose name the foregoing instrument is executed and that said officer severally acknowledged before me that he executed said instrument acting under the authority duly vested by said corporation and its Corporate Seal is affixed thereto.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.


Notary Signature

John M. White
Printed Notary Name

NOTARY SEAL/STAMP



Notary Public, State of Florida

My commission expires: 4/20/08

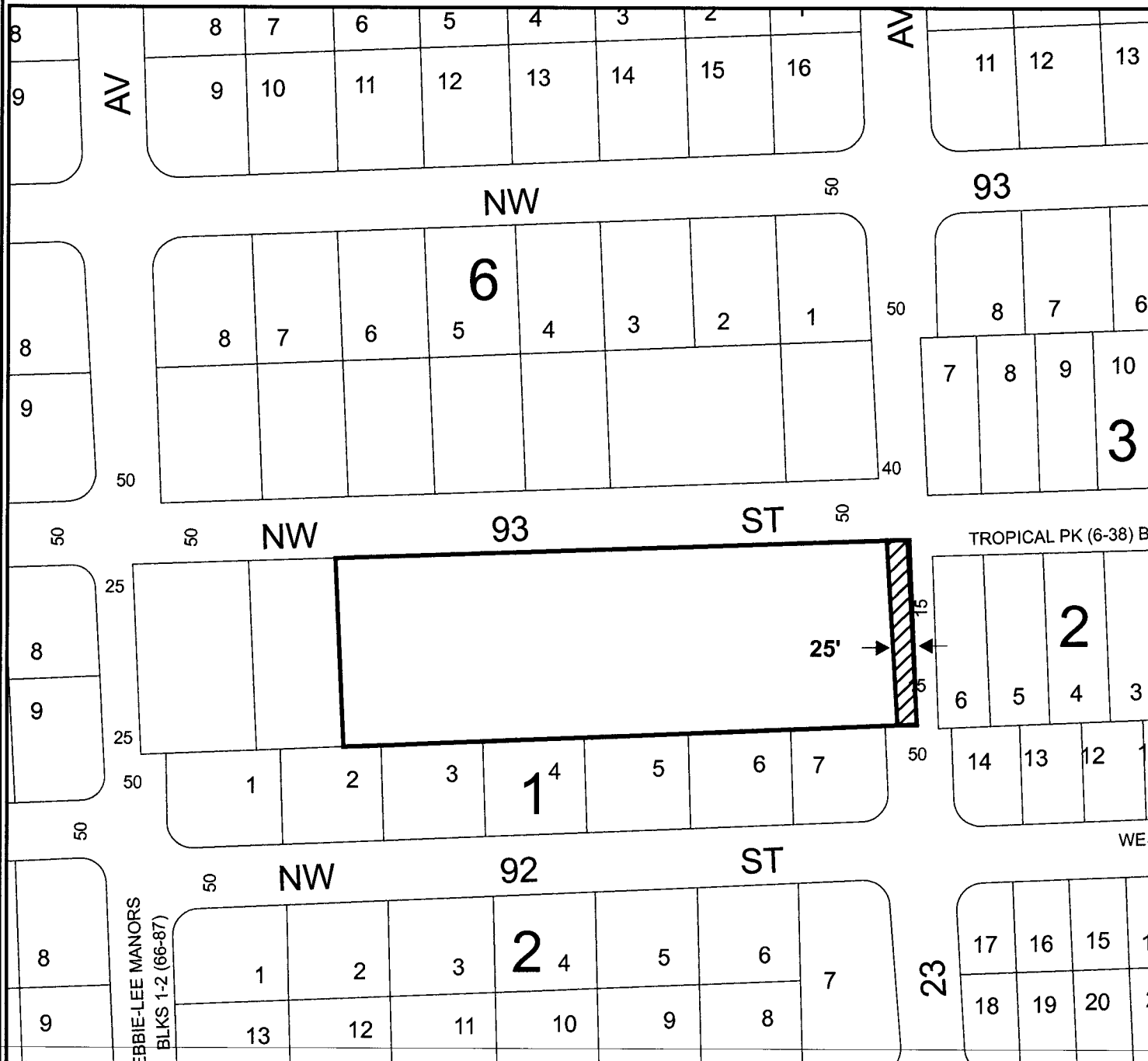
Commission/Serial No. DD311694

The foregoing was accepted and approved on the _____ day of _____, A.D. 20____, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Pedro G. Hernández, P.E.
Deputy County Manager

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk



THIS IS NOT A SURVEY

30-3103-000-0120

Municipality: UNINCORPORATED

Legal:



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY

3 53 41 1.75 AC E480FT OF
S 168FT OF N1/2 OF SW1/4
OF NE1/4 OF SW1/4 LESS
E25FT FOR R/W LOT SIZE.480.000 X 168 OR
18151-0675 0698 1



**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION**

**111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
Sept 19, 2006

78

Return to:

Right of Way Division
Miami-Dade County Public Works Dept.
111 N.W. 1st Street
Miami, FL 33128-1970

Instrument prepared by:

Pablo Rodríguez, PLS
Folio No. 30-3935-000-0010 /0019 /0020
User Department: Public Works

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 25th day of April, A.D. 2006, by and between Beacon Lakes Community Development District, a local unit of special-purpose government organized and existing under the laws of the State of Florida, and having its office and principal place of business at 10300 NW 11 Manor, Coral Springs, FL 33071, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 N.W. 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its successors and assigns, and it or they shall have the right to immediately re-possess the same.

And the said party of the first part will defend the title to said land against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed in its name, and its Corporate Seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, Sealed, Attested and
delivered in our presence:
(2 witnesses for each signature
or for all).

C. Bayard
Witness

Chantale Bayard-Mazzei
Printed Name

Lisbeth Vargas
Witness

Lisbeth VARGAS
Printed Name

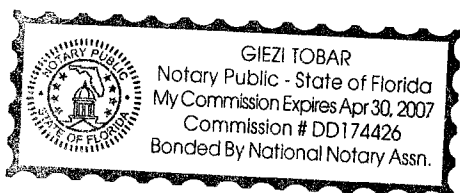
Beacon Lakes Community
Development District

John Geisen (Seal)
By: John Geisen, Chairman

STATE OF Florida)
)
COUNTY OF Miami-Dade)

I HEREBY CERTIFY, that on this 25 day of April, A.D. 2006, before me, an officer duly authorized to administer oaths and take acknowledgments personally appeared John Geisen, personally known to me to be the Chairman of Beacon Lakes Community Development District, a local unit of special-purpose government organized and existing under the laws of the State of Florida and in whose name the foregoing instrument is executed and that said officer severally acknowledged before me that he executed said instrument acting under the authority duly vested by said local unit of special-purpose government organized and existing under the laws of the State of Florida.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



NOTARY SEAL/STAMP

Giezi Tobar
Notary Signature

Giezi Tobar
Printed Notary Name

Notary Public, State of Florida

My commission expires: 4/30/07

Commission/Serial No. DD174426

The foregoing was accepted and approved on the ____ day of _____, A.D. 2006, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida, a political subdivision of the State of Florida.

Special Assistant to the
County Manager

Printed Name

ATTEST: HARVEY RUVIN,
Clerk of said Board

By: _____
Deputy Clerk

EXHIBIT "A" 1 of 2

LEGAL DESCRIPTION PORTION OF N.W. 25TH STREET BEACON LAKES SECTION 35-53-39

A portion of Section 35, Township 53 South, Range 39 East in Miami-Dade County, Florida, being more particularly described as follows:

Commence at the Northeast corner of Section 35, Township 53 South, Range 39 East in Miami-Dade County, Florida; thence S89°49'08"W along the North line of the Northeast quarter of Section 35, as basis of bearing, for 100.04 feet; thence S01°50'23"E along a line 100.00 feet West of and parallel to the East line of Section 35 for 50.02 feet to the POINT OF BEGINNING of the following described parcel; thence continue S01°50'23"E along a line 100.00 feet West of and parallel to the East line of Section 35 for 39.02 feet; thence S89°49'08"W along a line 89.00 feet South of and parallel to the North line of the Northeast quarter Section 35 for 2546.60 feet; thence S89°50'59"W along a line 89.00 feet South of and parallel to the North line of the Northwest quarter Section 35 for 328.15 feet; thence N01°46'58"W along the West line of the East eighth of the Northwest quarter of Section 35 for 40.02 feet; thence N89°50'59"E along a line 49.00 feet South of and parallel to the North line of the Northwest quarter Section 35 for 329.28 feet; thence N89°49'08"E along a line 49.00 feet South of and parallel to the North line of the Northeast quarter Section 35 for 1364.22 feet to a point on the East line of the Northwest quarter of Section 35; thence S01°48'31"E for 1.00 feet; thence N89°49'08"E along a line 50.00 feet South of and parallel to the North line of the Northeast quarter Section 35 for 1181.20 feet of the POINT OF BEGINNING. Containing 2.61 acres, more or less.

LEGEND

P	Property Line	PG.	Page
C	Center Line	P.O.C.	Point of Commencement
P.O.T.	Point of Terminus	P.O.B.	Point of Beginning
P.B.	Plat Book		

I HEREBY CERTIFY: that the LEGAL AND SKETCH of the property described hereon was made under my supervision and that the LEGAL AND SKETCH meets the Minimum Technical Standards set forth by the Florida Board of Professional Land Surveyors and Mappers in Chapter 61G17-6, Florida Administrative Code pursuant to Section 472.027, Florida Statutes. And, that the sketch hereon is true and correct to the best of my knowledge and belief. Subject to notes and notations shown hereon. This sketch does not represent a land survey.

Ludovici & Orange Consulting Engineers, Inc. L.B. # 1012

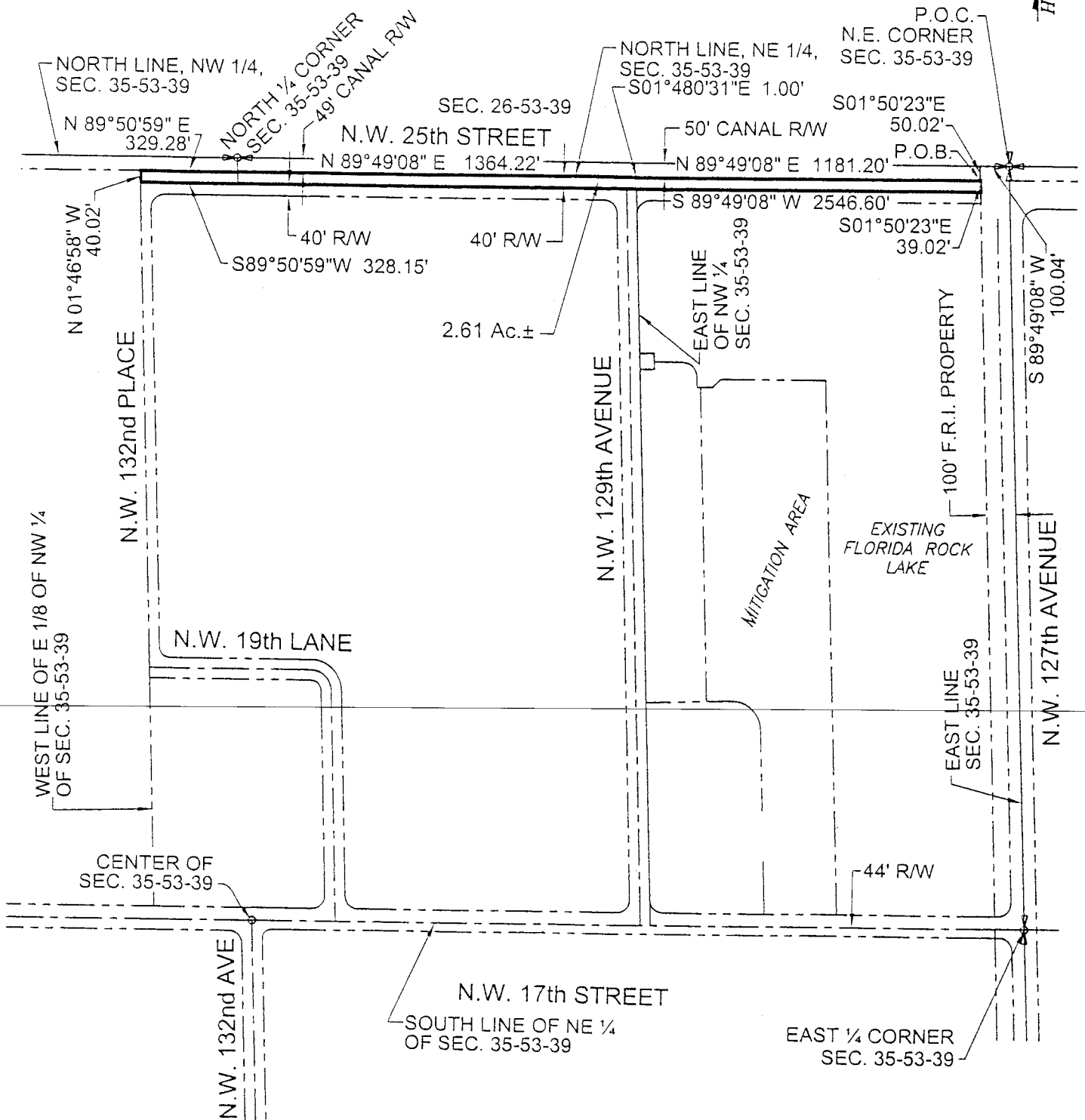
By: 

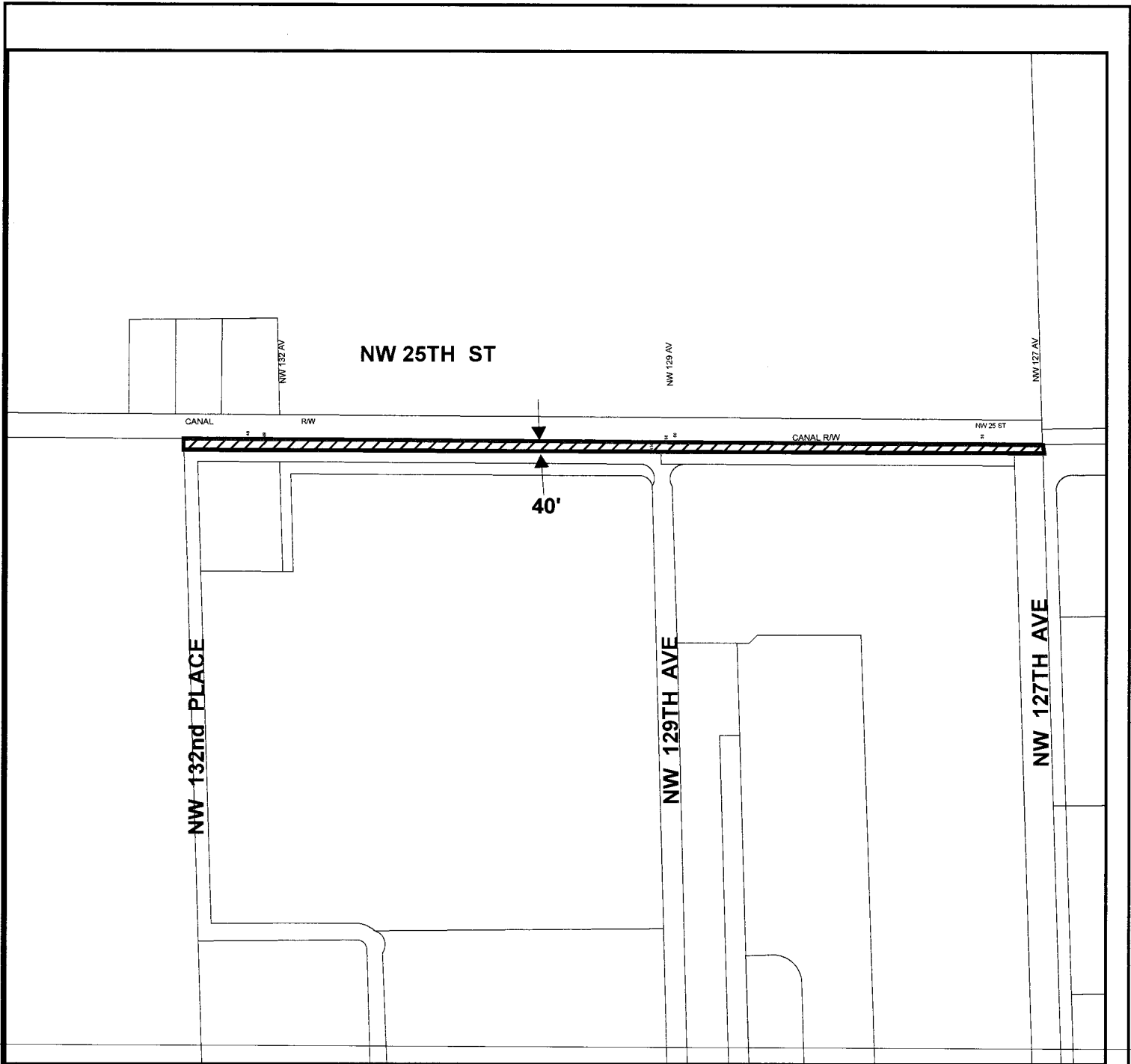
Arturo A. Sosa, P.S.M.
Reg. Surveyor and Mapper # 2629
State of Florida

Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.

EXHIBIT "A" 2 of 2

SCALE: 1"=500'
NORTH





THIS IS NOT A SURVEY

30-3935-000-0010 / 0019 / 0020

35 53 39

EXHIBIT "A"



TO BE DEDICATED FOR ROAD RIGHT -OF-WAY



**MIAMI-DADE PUBLIC WORKS DEPARTMENT
RIGHT-OF-WAY DIVISION
111 NW 1st STREET, SUITE 1610, MIAMI FLORIDA 33128
PH (305) 375-2714 FAX (305) 375-2825**



Prepared by: Yazmin Moreno
October 02, 2006

84